

EVERETT ABSTRACT & TITLE CO.

524 CENTRAL BLDG.

EVERETT,

WASHINGTON

No. 8206

ABSTRACT OF TITLE

To
Mrs. Louise S. Hand 14442

Lots Twenty-one (21), Twenty-two (22), and
Twenty-three (23) in Block One Hundred Twenty-
two (122) of the Plat of the City of Edmonds
being a part of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section
24, Township 27, North, Range 3 East of W.M.
situate in Snohomish County, Washington.

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PREPARED BY

EVERETT ABSTRACT & TITLE COMPANY

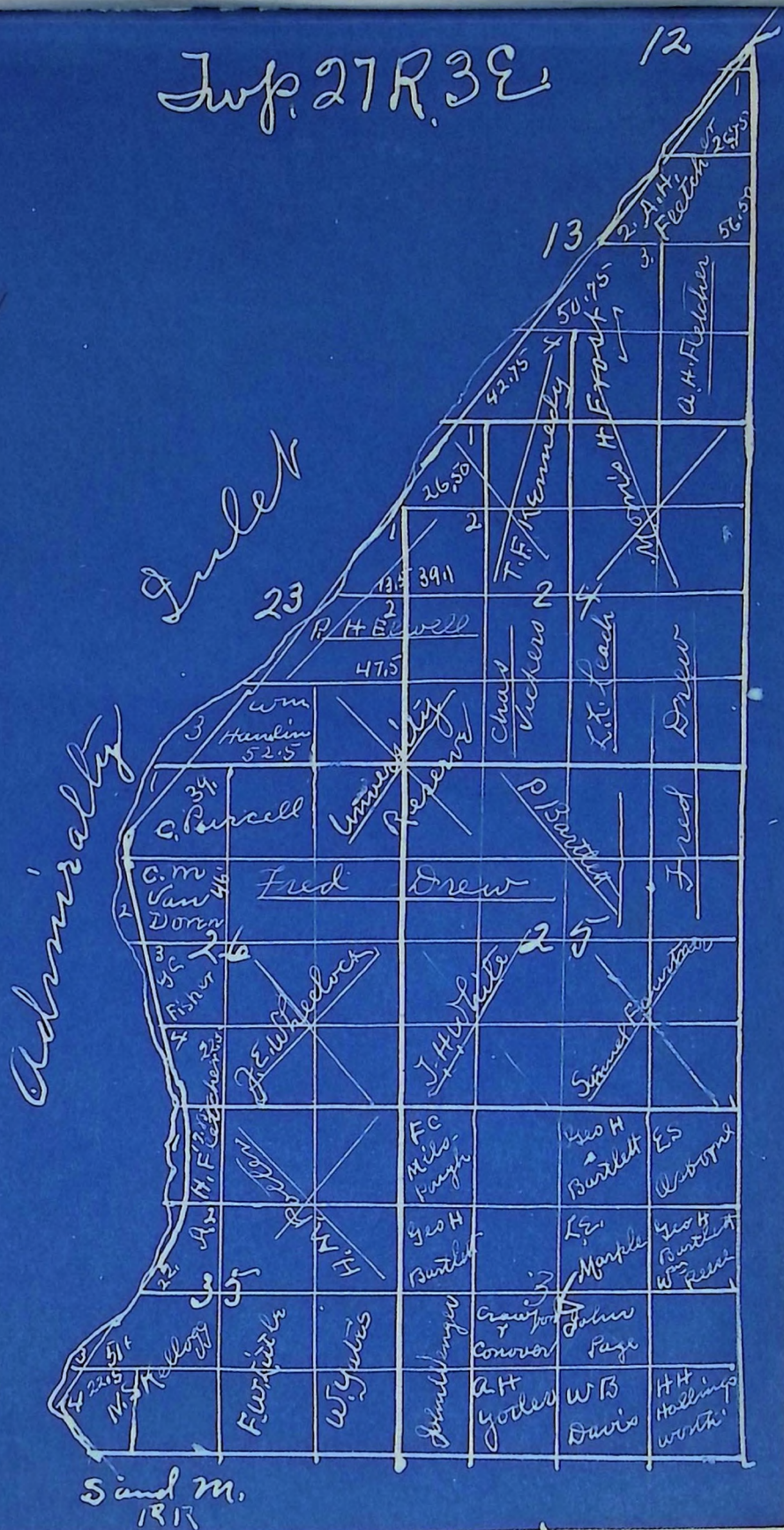
EVERETT, WASHINGTON

Inst. No. 7

IN THE DISTRICT
WASHINGTON

Henry L. Blanchard, et
Plaintiff
-vs-
William T. Sayward.

Defendant
Recites that a
said plaintiffs and ag
and costs amounting to
attachment covered cer
described as: SE $\frac{1}{4}$ of S
NE $\frac{1}{4}$ of Sec. 26, and NW
W.M. (And other lands)
That said land
and costs and increase
Appended is th
and county clerk of Je
effect that the forego



Inst. No. 2

Office No. 59.

IN THE DISTRICT COURT OF THE THIRD JUDICIAL DISTRICT OF
WASHINGTON TERRITORY, HOLDING TERMS AT PORT TOWNSEND.

Henry L. Blanchard, et al.

Plaintiff

-vs-

William T. Sayward.

Defendant.

Judgment.

Dated Mar. 5, 1881.

Filed, Mar. 29, 1881, 5.25 P.M.

Vol. 1 Judgments, page 61.

Recites that a judgment was had in said Court in favor of said plaintiffs and against the said defendant in the sum of \$750., and costs amounting to \$79.85 and that the lands held by a writ of attachment covered certain lands in Snohomish County, Washington, described as: SE $\frac{1}{4}$ of SE $\frac{1}{4}$ of Sec. 23, and SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24, and NE $\frac{1}{4}$ of Sec. 26, and NW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Sec. 25, all in Twp. 27, N. R. 3 E. W.M. (And other lands).

That said lands should be sold to satisfy the said judgment and costs and increased costs in the making of said sale.

Appended is the certificate of the clerk of the said court and county clerk of Jefferson county, Washington Territory, to the effect that the foregoing is a true copy of said decree in said cause.

(Seal of said Court).

Inst. no. 3

Office No. 2.

H. L. Blanchard, et al.

Execution.

Plaintiffs.

Filed April 5, 1891.

Vs.

Vol. 1, Writs of Att. page 2.

Wm. T. Sayward,

Defendant.

The Amount of this execution is \$829.85, and describes lands in Snohomish County, Washington Territory, as;

NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec. 26, and NW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Sec. 25 and SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24, all in Twp. 27 N of R 3 E. W. 11.

Inst. No. 4

Office No. 33.

W. T. Sayward.

Warranty Deed.

To

Dated Nov. 26, 1880.

W. P. Sayward.

Filed May 9, 1891, 9.31 a m.

Vol 18, Deeds, page 62.

Con. \$5000.

First party grants, bargains, sells, conveys and confirms unto second party, heirs and assigns, lands in Snohomish County, Washington Territory, described as:

SE $\frac{1}{4}$ of SE $\frac{1}{4}$ of Sec. 23 Twp. 27 N of R 3 E. SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec.
24 Twp. 27 N of R 3 E. NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec. 26 Twp. 27 N of R 3 E.
NW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Sec. ²⁵ Twp. 27 N of R 3 E.

Covenants of general warranty.

This deed is given to correct errors in a deed dated Aug. 17, 1880.

Ack. Nov. 26, 1880, before Vinton L. Mitchell, a Notary Public in and for San Bernardino County, Cal. (Seal)
(Certificate of uniformity by the Clerk of said County)

4

Inst. No. 5

Office No. 266.

F. J. Burns.

Affidavit.

To

Filed Nov. 12, 1903, 10.12 a m.

The Public.

Vol. 19, Misc. page 513.

Affiant states that he was well acquainted with W. T. Sayward who owned the NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec. 26 Twp. 27 N of R 3 E. W. M. and knows that said W. T. Sayward never was a married man.

Subscribed and sworn to Aug. 12, 1903, before W. J. J. Roberst, a Notary Public in and for Washington, residing at Seattle. (Seal, Com. Ex. May 19, 1905)

5

Inst. No. 6

Office No. 74.

William Whitfield, as Sheriff of
Snohomish County, Washington Territory.

Sheriff's Deed.

To

Dated April 18, 1882.

Filed April 22, 1882, 11.05 a.m.
Vol. 4 Deeds, page 119.

Con. 274.80

Cornelius H. Hanford.

Recites that whereas by virtue of a writ of execution issued out of and under the seal of the District Court of the Third Judicial District of said Territory holding terms at Port Townsend, tested Nov. 21, 1881, upon a judgment recovered in said Court on Nov. 5, 1881, in favor of Henry L. Blanchard, Chester H. Larabee, Cornelius H. Hanford, and Orange Jacobs, and against William T. Sayford, to the said sheriff directed and delivered commanding him out of the personal property of said judgment debtor in his County to make certain moneys in said writ mentioned, and if sufficient personal property could not be found then out of the real property, not exempt by law, belonging to said judgment debtor, and

Whereas sufficient personal property could not be found to make the moneys in said writ mentioned, said sheriff did levy on all the right, title and interest of said judgment debtor in and to the premises hereinafter described, and

Whereas said sheriff did on May 14, 1881, at 1 o'clock P.M. after due and legal notice, sell at the front door of the Court House of said County, all the right, title and interest of said judgment debtor in and to said premises to the second party herein, for the sum of \$274.80 that being the highest and best bid made therefor, and said sheriff issued to said purchaser a certificate of sale as required by law, and

Whereas said Court on Sept. 12, 1881, confirmed said sale, and whereas the time allowed by law for redemption of said premises has expired without such redemption having been made.

Now, therefore, first party, pursuant to the statutes in such cases made and provided and in consideration of the payment of said sum of money, the receipt of which is hereby acknowledged, grants, bargains, sells, conveys and confirms unto second party, heirs and assigns, lands in Snohomish County, Washington Territory, described as:

NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec. 26, and NW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Sec. 25, and SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24, all in Twp. 27 N of R 3 E. W. 1, containing 120 acres.

Ack. April 18, 1882, before G. Morris Waller, a Notar. Public in and for King County, Washington Territory, by said Sheriff. (Seal)

Appended is the certificate of the Clerk of the said Court for Snohomish County, Washington Territory, to the effect that the foregoing deed was on April 22, 1882, presented to him for entry in his Book of Levies on real estate and that on said day he entered the same where the said levy is recorded. (Seal).

Sheet No. 6

Inst. No. 7

Office No. 136

Lot Wilbur, Treasurer of Snohomish
County, Washington Territory.

To

C. H. Hanford.

Tax Certificate.

Dated April 5, 1880.

Filed April 5, 1880.

Vol. 3, Deeds, page 303.

Con. \$20.14

Acknowledges the receipt of \$20.14 from C. H. Hanford for
lands in Snohomish County, Washington Territory, to wit:

NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec. 26, and NW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Sec. 25,
and SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24 Twp. 27 N of R 3 E., assessed to

W. T. Saywood.

Said lands were sold for taxes at the annual de-
linquent tax sale.

Inst. No. 8

Office No. 96.

Cornelius H. Hanford, and
Clara H., his wife.

To

Etta E. Brackett.

Warranty Deed.

Dated March 28, 1882.

Filed May 11, 1882, 7 a.m.

Vol. 4, Deeds, page 159.

Con. \$350.

First party grants, bargains, sells and conveys unto second party, heirs and assigns, lands in Snohomish County, Washington Territory, described as:

NW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Sec. 25, and NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec. 26, and SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24, all in Twp. 27 N of R 3 E. W. M. containing 120 acres.

Covenants of general warranty.

Ack. Mch. 28, 1882, before H. E. Hathaway, a Notary Public in and for King County, Washington Territory. (Seal)
Wife examined separately.

Inst. No. 4

Office No. 64.

Potter & Barron, by Addison

Contract.

Potter; being J. T. Barron and

Dated Sept. 20, 1887.

Addison Potter.

Filed Sept. 22, 1887, 8 a.m.

to

Vol. 5 Misc, page 537.

George Brackett.

Recites that first party is to build a saw mill adjoining the Wharf at Fumondus, and also a shingle mill each in first class shape, and also agrees to operate said mills and begin to manufacture lumber and shingles within one year. First party also agrees to build a railroad from said saw mill and from salt water in an easterly direction over second party's lands to be used for logging purposes and also to extend said railroad when needed.

Second party in consideration of the foregoing agrees to sell all the timber on the lands owned by him granting ten years in which to remove said timber on agreed terms as follows; the said second party further agrees and covenants that said first party is to have and to hold the land upon which said mill is situated together with sufficient lands for mill yard and purposes that will inure to said parties of the first part for the free and easy use of said mill and right of way for said railroad over said lands so long as the same are operated as saw mills and so long as the other is operated as a railroad. The heirs and executors of each party is bound by the terms hereof.

Ack. Sept. 20, 1887, before H. H. Ames, a Notary Public in and for Washington Territory in King County.

(S e a l).

9

Inst. No. 10

Office No. 85.

George Brackett, and Etta E.

Power of Attorney.

Brackett, his wife.

Dated June 25, 1890.

to

Filed June 30, 1890, 1.30 p.m.

D. B. Ward.

Vol. 6 Misc, page 420.

First party makes, constitutes and appoints second party their true and lawful attorney in their name, place and stead, to make, seal and deliver deeds or other assurances of conveyance to the following described lands in Snohomish County, Washington:

W $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24, Twp. 27 N of R 3 E. W.M., except that portion of said land in the plat of Eamonas.

Granting as full power to do as they might or could if personally present.

Ack. June 25, 1890, before Frank Ashcraft, a Notary Public in and for Washington, residing at Eamonas.

(S e a l).

10

Inst. No. 1

Office No. 313.

George Brackett, and
Etta E., his wife.

Warranty Deed.

To

Dated July 15, 1890.
Filed July 22, 1890, 1 p m.
Vol. 10, Deeds, page 536.
Con. \$36,000.

Minneapolis Realty and Investment
Company, a corporation.

First party grants, bargains, sells and conveys unto second party, successors and assigns, lands in Snohomish County, Washington, described as:

NE $\frac{1}{4}$ and W $\frac{1}{2}$ of SE $\frac{1}{4}$ and E $\frac{1}{2}$ of SW $\frac{1}{4}$ and SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24 Twp. 27 N of R 3 E. W. M.

NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec. 26 Twp. 27 N of R 3 E. W. M. Also the NW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24 Twp. 27 N of R 3 E. W. M. except that portion of the same included in the original townsite of Edmonds; excepting further that certain five acre tract deeded by George Brackett to John Anderson lying and being in the NE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24 Twp. 27 N of R 3 E. W. M.

Said warranty deed also to include that certain tract of land beginning at the Northeast quarter of Lot 2 in Sec. 24 Twp. 27 N of R 3 E. W. M. thence running Southerly 30 rods, thence Westerly 80 rods, thence Northerly 30 rods, thence Easterly 80 rods to the place of beginning containing 15 acres. Also that certain tract of land; commencing at a point 360 feet Northeasterly of the Northeast corner of Lot 6 in Block 14 of the Original plat of Edmonds, running thence in a Northeasterly direction along the West line of the County Road to the North line of Lot 2 in Sec. 24 Twp. 27 N of R 3 E. W. M., thence West to the line of high water mark of Admiralty Inlet, thence Southeasterly following the government meander line to a point 360 feet Northeasterly of the intersection of the North line of said Lot 6 in Block 14 and the government meander line, thence easterly to the place of beginning. Together with all riparian rights, and all pre-emption rights of purchase of tide lands in front thereof from the State

Covenants of general warranty.

Acknowledged July 15, 1890, before Frank B. Weistling, a Notary Public in and for Washington, residing at Seattle. (Seal)

11

Inst. No. 12

Articles of Incorporation
of
The Minneapolis Realty and
Investment Company.

Dated May -- 1890.
Filed Feb. 10, 1908, 8.13 A.M.
File No. 1396.

Recites that G. H. Cron, M. S. Drew, D. B. Ward and John Galt, residents of the State of Washington, and James H. Bishop a resident of the state of Minnesota, all citizens of the United States, have associated themselves together under the laws of the State of Washington, in order to form a corporation to be known as The Minneapolis Realty and Investment Company.

The objects of this corporation are to purchase, hold, improve, mortgage, sell and convey real and personal property, and to engage in a general real estate business; establish townsites and to purchase townsites; establish wharves, logging and manufacturing plants, build and equip railroads. Capital stock shall be \$300,000. and time of existence of this corporation shall be nine years from date, and the affairs shall be managed by a Board of five trustees, principal place of business, Seattle, Washington.

Ack. May 14, 1890, before Frank B. Wiestling, a Notary Public in and for Washington, residing at Seattle, by all said first parties.

(Seal, Com. Ex. Feb. 24, 1894).

Appended is the certificate of the Auditor of King County, Washington, that the foregoing is a true and correct copy as recorded in Vol. 3, Art. of Inc. page 435, records of King County, Washington.

Dated Nov. 5, 1907.

(Seal of Auditor of King County).

12

Inst. No. 13

Supplemental
Articles of Incorporation
of
The Minneapolis Realty and
Investment Company.

Dated May --- 1890.
Filed Mch. 10, 1908, 8.14 a.m.
File No. 1397.

Recites that G. H. Coon, M. S. Drew, D. B. Ward and J. P. Gale, residents of the State of Washington, and James H. Bishop, a resident of the State of Minnesota, and all citizens of the United States, and all Trustees of the Minneapolis Realty & Investment Company, and acting according to the instructions of all of the stockholders of the said corporation, do adopt and amend the said Articles as follows:

The name of said corporation shall be Minneapolis Realty and Investment Company.

The objects of said corporation shall be to purchase, hold, improve, mortgage, sell and convey real and personal property, and to lease the same and do a general real estate business; to buy, acquire and establish townsites, to build, operate, own and establish logging roads, and logging enterprises and manufacturing institutions, and to build and establish wharves and operate the same.

Capital stock shall be \$300,000, and the term of existence shall be Forty-nine years from date, and the affairs of said corporation shall be managed by a board of seven trustees, and its principal place of business shall be at Seattle, Washington.

Ack. Nov. 29, 1890, before M. W. Lovejoy, Notary Public in and for Washington, residing at Seattle, by all of said incorporators.

(Seal, Com. Ex. Mch. 28, 1894).

Appended is the statement of J. P. Agnew, Auditor of King County, Washington, certifying that the foregoing is a true and correct copy of said Supplemental Articles of Incorporation as of record in Vol. 3 Art. of Inc. page 630, records of said County.

Dated Nov. 5, 1907.

(Seal of County Auditor of King County).

13

4
IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND
FOR SNOHOMISH COUNTY.

The Minneapolis Realty and
Investment Company, Plaintiff.

-78-

No. 168.

The State of Washington, Defendant

Complaint, filed Aug. 29, 1890; that the tracts or parcels of lands known and described as the South West quarter of the South West Quarter of Section Twenty-four and the North East Quarter of the North East Quarter of Section Twenty-six Township Twenty-seven, North, Range Three East of the Willamette Meridian, is situated in the County of Snohomish, State of Washington, and prior to the 2nd day of September 1863 was a part of the Public Domain belonging to the United States of America, and according to acts of Congress said lands (were reserved under the direction of the Legislature of the Territory of Washington for university purposes; that Daniel Bagley, John Webster and Edward Carr all of King County, Territory of Washington, were appointed a Board of Commissioners to make selection of said lands and authorized to sell the same for any sum not less than one dollar and fifty cents per acre; that one W. T. Sayward purchased said above described premises from said Board of Commissioners, paying therefor a sum not less than one dollar and fifty cents per acre and said W. T. Sayward paid to the said Board in good faith the full purchase price of said lands and delivered same, and said Board executed and delivered to said W. T. Sayward a deed of said lands, intending thereby to vest the title in the said Sayward; that by said selection of land for University purposes the title was not vested in the Territory of Washington and said deed failed to vest the title of said lands in said Sayward; that the plaintiff by mesne conveyances is the legal and bona fide assignee of said purchaser W. T. Sayward; that plaintiff is a corporation.

Prays for confirmation of title to the lands and that the Commissioner of Public Lands of the State of Washington execute a deed on behalf of the State of Washington confirming to the plaintiff the tract of land above described.

Praecipe for summons, filed Aug. 29, 1890.

Summons, filed Sept. 23, 1890, shows service on the Attorney General of the State of Washington, on Sept. 18, 1890.

Petition to take the deposition of Daniel Bagley, filed Jan. 6, 1891. State waives notice and agrees that the order to take deposition may be allowed, with right to object to interrogatories on trial.

Order to take deposition of Daniel Bagley, filed Jan. 6, 1891.

14

Deposition of Daniel Bagley, filed Mch. 22, 1891. That he was appointed one of the Commissioners to select lands for University purposes, and was President of said Board; that said Board sold the afore-described premises to one W. T. Sayward and gave him a deed, for \$150. per acre and said Board received the said price in good faith.

Deed from Daniel Bagley, President of the Board of Commissioners, to W. T. Sayward, marked "Exhibit A", describing said lands, filed April 14, 1891.

Findings of Facts, filed Aug. 14, 1891, are in accordance with the allegations of the complaint.

Judgment, filed April 14, 1891, Recites that the cause came on regularly for trial Mch. 31, 1891, John P. Fay and Park Henderson appearing for plaintiff and Hon. J. W. Heffner Prosecuting Attorney for Snohomish County, Washington, appearing for defendant, jury waived and cause submitted to the court, and the Court being fully advised in the premises and having made and filed herein its findings of facts and conclusions of law.

Wherefore by reason of the law and findings of facts it is ordered, adjudged and decreed that the Commissioner of Public Lands of the State of Washington, make, execute and deliver to the plaintiff, The Minneapolis Realty and Investment Company, a deed confirming to said plaintiff, the bona fide grantee, for a valuable consideration, of said W. T. Sayward, by mesne conveyances, the title to the NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec. 26, and SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24, Twp. 27 N of R 3 E W.M. according to the act of the Legislature of the State of Washington, entitled An Act for the relief of bona fide purchasers of school or university lands heretofore sold under authority of the laws enacted by the Territory of Washington, and declaring an emergency; which act was received by the Governor, Mch. 28, 1890, and to which the following note is appended by the Secretary of State. "The foregoing act having been presented to the Governor of the State for his approval and not having been filed in the office of the Secretary of State within the time prescribed by the constitution of the State, with his objections thereto, has become a law under the provisions of the Constitution.

John C. Denney, Judge.

Judgment rendered the 31st day of March, 1891.

Inst. No. 15

Office No. 141.

State of Washington, by Henry McBride, Deed.
Governor, Attest, Sam H. Nichols,
Secretary of State.

Dated Aug. 18, 1903.
Filed Aug. 21, 1903, 8.18 a m.

To

Minneapolis Realty & Investment
Company, a corporation.

Vol. 80 Deeds, page 187.

First party grants, bargains, sells and conveys unto second party, successors and assigns, lands in Snohomish County, Washington, described as:

NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec. 26; SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24 all in Twp. 27 N of R 3 E. W. M. containing 80 acres, more or less.

This deed is made in consideration of a Decree of the Superior Court of the State of Washington of the County of Snohomish, No. 168.

Witness the Seal of the State affixed this 18th day of August 1903. (Seal)

State record of Deeds, page 7, Vol. 2.

Inst. No. 16

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR
SNOHOMISH COUNTY.

State of Washington, on relation
of J. W. Heffner, the Prosecuting
Attorney for the County of Snohomish.
Plaintiff.

Vs.

No. 1266.

F. W. Peabody, W. P. Kingston, J. F. Pike,
D. B. Ward, A. Talbot, C. B. Bagley, E. E. Simpson, E. T. Baldwin,
F. B. Stoneman, T. E. Bishop, James H. Bishop, and Leslie W. Gale,
Administratrix, and Galen H. Coon.

Defendants.

Complaint, filed Nov. 21, 1892, states that on or about May 14, 1890, G. H. Coon, D. B. Ward, M. S. Drew, James H. Bishop and John P. Gale subscribed to and acknowledged what purported to be articles of incorporation of the aforesaid and last named parties, under the name of the Minneapolis Realty and Investment Company, providing for a capital stock of \$300,000. divided into 3000 shares of the par value of \$100. each; that only 2400 shares of stock was subscribed for; that the other defendants named are successors in interest of subscribers to said so-called stock; that said defendants are holding themselves out as a corporation existing and entitled to do business under the laws of the State of Washington and under the name of the Minneapolis Realty & Investment Company; that before any business can be done in this State all the stock must be subscribed for. That said defendants are pretending to be doing the business of buying and selling real estate under the name of the Minneapolis Realty & Investment Company and are pretending to be doing business under the corporate laws of the State of Washington under the name aforesaid contrary to the statutes made and provided in said cause. That said defendants own considerable real estate in Snohomish County, this State, and the paper title stands in the name of the so-called Minneapolis Realty & Investment Company, and that said defendants have sold and conveyed and have given deeds in the name of said corporation well knowing that they had no right or authority in the premises; that said pretended stockholders have done and omitted acts which amount to a surrender and forfeiture of their rights as a corporation; that at a meeting of the so-called trustees, to wit; D. B. Ward, Galen H. Coon and John P. Gale held on Oct. 11, 1890 the motion was made, that said corporation is "possessed of assets largely in excess of the capital stock and all outstanding liabilities, and a certain proposition has been submitted for the donation of lots in Edmonds for building purposes, and the reserve lots can with safety be withdrawn from the assets, and that it will be to the benefit of said Company to have the title to the said reserved lots vested in the individual stockholders of the Company, moved that said reserved lots be divided prorata to each stockholders share in the capital stock and lots so divided sold to each shareholder for \$1. and deeds executed to effect transfers".

Sheet No. 17

That about 140 lots were thus apportioned and deeded.

Prays that said so-called Minneapolis Realty & Investment Company may be dissolved, and a receiver appointed, and judgment against the aforesaid defendants D. B. Ward, Galen H. Coon and Leslie W. Gale, Administratrix of the estate of John P. Gale, now deceased, for the full sum of \$10,000.

Answer of defendant F. B. Stoneman, filed Nov. 20, 1892.

Demurrer of defendant Pike, filed Dec. 6, 1892.

Affidavit as to ownership of stock, made by John B. Law, filed Dec. 6, 1892.

Affidavit as to subscription of stock, made by C. H. Gest, filed Dec. 6, 1892.

Affidavit as to value of property, by J. M. Sutton, filed Dec. 6, 1892.

Affidavits as to value of property, filed Dec. 6, 1892.

Stipulations of continuance, filed Dec. 16, 1892.

Order appointing, receiver, filed Nov. 26, 1892, appoints Edward S. Wilcox.

Order vacating receivership, filed Dec. 1, 1892.

Order, filed April 17, 1893, that any property in the "hands of said defendants or their agents at the time of the appointment of the receiver herein and which came into the hands of the receiver under said appointment, to wit, the Edmonds wharf, be returned to said defendant J. F. Pike by the said receiver or by the person into whose hands they have since come.

Dated April 17, 1893. John C. Denney, Judge.

Order, filed May 6, 1893, " This cause came on to be heard on the 22nd. day of April, 1893 upon the demurrer of the defendants herein to the complaint of the plaintiff: C. H. Gest Esq. appearing for the plaintiff, and Frank A. Steele and Solon T. William appearing for the defendants and the Court having heard the evidence and the argument of counsel and being fully advised in the premises finds the grounds of said demurrer well taken:

It is the refore, ordered by the Court that said demurrer be and the same is hereby sustained, and the said cause is hereby dismissed. To the ruling of the Court plaintiff excepted and its exception was allowed.

Done in open Court this 22 day of April, A. D. 1893.

John C. Denney, Judge.

Trst. No. 17

Office No. 272

Minneapolis Realty & Investment
Company, by Galen H. Coon, Vice
President. D. B. Ward, Treasurer.
to
George Brackett.

Mortgage.
Dated July 15, 1890.
Filed Sep. 16, 1890, 9:00 A. M.
Vol. 8 Mortgages, page 452.

Mortgages lands in Snohomish County, Washington, described as:

NE $\frac{1}{4}$ and W $\frac{1}{2}$ of SE $\frac{1}{4}$, Sec. 24, Twp. 27 N. R. 3 E. also that certain tract of land, commencing at the NE quarter of lot 2, Sec. 24, Twp. 27 N. R. 3 E; thence running southerly 30 rods; thence westerly 80 rods; thence northerly 30 rods; thence easterly 80 rods to place of beginning, containing 15 acres, more or less; also a tract commencing at a point 360 feet northeasterly of NE. corner of lot 6, block 14, in the original Town of Edmonds, running thence in a northeasterly direction along W. line of the County road to N. line of lot 2, Sec. 24, Twp. 27 N. R. 3 E.; thence W. to line of high water mark of Admiralty Inlet; thence southwesterly following the government meander line to a point 360 feet northeasterly of the intersection of the N. line of said lot 6, in block 14 and government meander line; thence easterly to the point of beginning.

This mortgage secures the payment of \$21,000.

properly executed.

Sheet No. 19

Inst. No. 18

Office No. 208.

In the Superior Court of the State of Washington,
in and for the County of Snohomish.

George Brackett, Plaintiff.

Lis Pendens.

-vs-

Filed Jan. 9, 1891, 5.35 p.m.

Minneapolis Realty & Investment

Vol. 10 Mtgs. page 434.

Company, a corporation, Defendants.

Effects lands in Snohomish County, Washington, described as:-

NE $\frac{1}{4}$ and W $\frac{1}{2}$ of SE $\frac{1}{4}$ and E $\frac{1}{2}$ of SW $\frac{1}{4}$ and SW $\frac{1}{4}$ of SW $\frac{1}{4}$ all in Sec. 24
Twp. 27 N of R 3 E. W.M. Also the NW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24, Twp. 27 N
of R 3 E. W.M. except that part included in the original townsite of
Edmonds, also excepting that tract of 5 acres, deeded to John An-
derson. (and other lands) NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec. 26, Twp. 27 N of R 3 E.

The object of this action is to reform and foreclose a mort-
gage recorded in Vol. 5 of Mtgs. page 452, records of said County.

Inst. No. 19

Case 301.

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON
IN AND FOR SNOHOMISH COUNTY.

George Brackett, Plaintiff.

Case No. 301.

-vs-

The Minneapolis Realty &
Investment Company, a corporation.
Defendant.

Petition, filed Jan. 9, 1891; states that said defendant is a corporation under the laws of the State of Washington; that on May 10th, 1890 the plaintiff executed to James H. Bishop, the President of said corporation, a certain bond of contract, agreeing to convey for the sum of \$100,000. the following described lands; NE $\frac{1}{4}$ and W $\frac{1}{2}$ of SE $\frac{1}{4}$ and E $\frac{1}{2}$ of SW $\frac{1}{4}$ and SW $\frac{1}{4}$ all in Sec. 24, Twp. 27 N. of R. 3 E. and also the NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec. 26, Twp. 27 N. of R. 3 E. excepting that portion included in the original townsite of Edmonds, and excepting that certain five acres deeded by George Brackett to John Anderson lying in the NE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24, Twp. 27 N. of R. 3 E., and also a tract beginning at the Northeast quarter of Lot 2 of Sec. 24, Twp. 27 N. of R. 3 E. thence running southerly 30 rods, thence westerly 80 rods, thence northerly 30 rods, thence easterly 80 rods to the place of beginning, containing 15 acres, more or less.

Also a tract commencing at a point 360 feet northeasterly of the northeast corner of Lot 6 in Block 14 in the original plat of Edmonds, running thence in a northeasterly direction along the west line of the County road to the north line of Lot 2 in Sec. 24 Twp. 27 N. of R. 3 E., thence West to the line of high water mark of Admiralty Inlet, thence southwesterly following the government meander line to a point 360 feet Northeasterly of the intersection of the North line of said Lot 6 in Block 14 and the government meander line, thence easterly to the place of beginning, together with all literal and riparian rights;

That a part of the consideration agreed to was that the said Brackett and wife should discharge a mortgage belonging to the Lombard Investment Company; that said contract is now owned by said corporation; that said corporation has made a part payment on said contract and now demands a deed for the said property, and offers to secure the balance of said purchase money by a mortgage, which mortgage was duly recorded in Vol. 8 of Mtgs. page 452, record of said County; that on said date of said mortgage the said plaintiff executed a deed to said defendant as shown by the records of said County in Vol. 10 Deeds, page 536; that said mortgage was fraudulently drawn by said defendant in this, that the following described property was left out of said mortgage by the defendant without the knowledge in any way of the said plaintiff, to-wit:

21

E $\frac{1}{2}$ of SW $\frac{1}{4}$; SW $\frac{1}{4}$ of SW $\frac{1}{4}$ and NW $\frac{1}{4}$ of SW $\frac{1}{4}$ all of said tract in Sec. 24, and NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec. 26, all in Twp. 27 N of R 3 E., excepting that portion of the NW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24 included within the original townsite of Edmonds, and excepting five acres in the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Sec. 24 deeded by George Brackett to John Anderson,

That the said lands so left out was done by said corporation by its officers for the purpose of cheating and defrauding the said plaintiff, and the said plaintiff relied upon the said officers of said corporation as to the description of said lands, because of injury and not able to carry on the transactions as he should have at the said time of the execution of said mortgage, that the said property included in said mortgage is not sufficient to pay the unpaid part of the said purchase money, to wit; the sum of \$21,000. that the defendant refuses to reform the said mortgage.

Prays that said mortgage be reformed and that said mortgage be then foreclosed in order to satisfy the said mortgage.

Summons and return of same, filed Jan. 28, 1891, said summons is served Jan. 19, 1891, on G. L. Coons, Vice President of said corporation, by the sheriff of Snohomish County, Washington.

Motion to make more certain, filed Feb. 18, 1891.

Notice of appearance of defendant, filed Feb. 18, 1891.

Notice of hearing of said motion, filed Feb. 17, 1891.

Motion to make more certain, filed April 9, 1891.

Notice of Hearing and Argument, filed April 17, 1891.

Plaintiff's amended complaint, filed April 30, 1891.

Demurrer to amended complaint, filed April 21, 1891.

Defendants answer, filed May 11, 1891.

Complaint in Intervention, filed and made by F. B. Stoneman, on Feb. 15, 1893; states that F. W. Peabody, W. P. Kingston, J. F. Pike and D. B. Ward, A. Talbot and C. B. Bagley, claim to be the officers of the so-called Minneapolis Realty & Investment Company, which claim is without foundation; that F. B. Stoneman is a stockholder in said corporation; that said Peabody et al held a so-called meeting on Nov. 2, 1892, which meeting was without authority, and elected themselves to the offices of said corporation, thereby conspiring to do away with the property of said corporation; that said corporation is about to execute a mortgage for \$27,000. which would be a fraud on the stockholders of said corporation, prays the right to intervene in said matter.

Case No. 302. 3.

Order allowing intervention, filed Mich. 15, 1893.

Order dismissing cause, filed Mich. 24, 1893, recites:

" Now on this day upon motion of plaintiff in the above entitled action, it is ordered, by the Court that this action be and the same is hereby dismissed at the costs of plaintiff. "

.Dated Mich. 24, 1893.

John C. Denney, Judge.

Appeal Bond of said intervenor, filed Mich. 24, 1894, in sum of \$200. and recites that The condition of the above obligation is such that whereas on the 21st. day of March, 1894, a notice of appeal to the Supreme Court of this State was given by F. B. Stoneman, Intervenor in the above entitled action and an appeal taken that day from the judgment dismissing the said action to the Supreme Court of this State.

Now, therefore, if the above beunden etc.

Notice of Appeal, filed Mich. 24, 1894.

Inst. No. 70

Office No. 131.

George Brackett.

Release.

To

Minneapolis Realty & Investment
Company.

Dated Mich. 23, 1893.
Filed May 19, 1893, 4.10 p m.
Vol. 23 Mtgs. page 290.
Con. is the execution of a
Mortgage recorded in Vol. 23, Mtgs.
page 141.

Certifies that a mortgage executed by second party herein to
the first party herein dated July 15, 1890, recorded in Vol. 8 of Mtgs.
page 452 of the records of Snohomish County, Washington, upon the
premises therein described as:

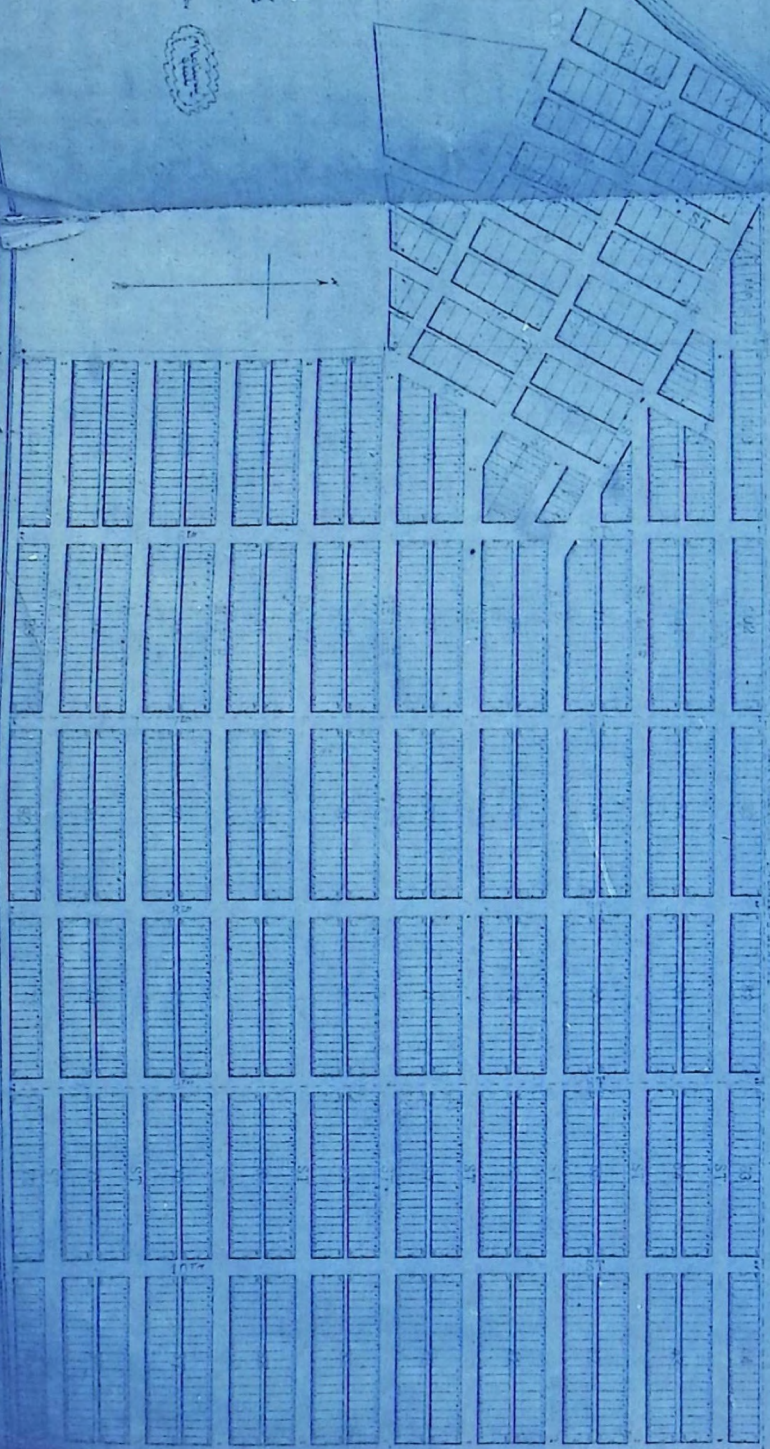
NE $\frac{1}{4}$, and W $\frac{1}{2}$ of SE $\frac{1}{4}$ of Sec. 24, also beginning at the northeast
corner of Lot 2 of said Section 24, thence southerly 30 rods, thence
westerly 80 rods, thence northerly 30 rods, thence easterly 80 rods to
the point of beginning, 15 acres, Also commencing at a point 360 feet
northeasterly of northeast corner of Lot 6 Block 14 town of Edmonds,
running thence in a northeasterly direction, along west line of County road
to north line of Lot 2, Sec. 24, thence west to line of high water mark
Admiralty Inlet, thence southwesterly following the government meander
line to a point 360 feet northeasterly of the intersection of the north line
of said lot and Government meander line, thence easterly to place of
beginning, all in Twp. 27 N of R 3 E. W. M. is fully paid, satisfied
and discharged.

Ack. May 16, 1893, before James M. Gephart, a Notary Public in and for
Washington, residing at Seattle. (Seal, Com. Ex. Nov. 15, 1895)

THE CITY OF EDMONDS

EDMONDS, WASH. SNOHOMISH CO.

29th Jan.



Explanation

The map is a plan of the City of Edmonds, Washington, showing the streets and building footprints. The streets are labeled with numbers, and the building footprints are shown in a simplified, schematic style. The map is oriented with North at the top. A compass rose is located in the upper left quadrant of the map area.

Section

The map is a plan of the City of Edmonds, Washington, showing the streets and building footprints. The streets are labeled with numbers, and the building footprints are shown in a simplified, schematic style. The map is oriented with North at the top. A compass rose is located in the upper left quadrant of the map area.

Development

The map is a plan of the City of Edmonds, Washington, showing the streets and building footprints. The streets are labeled with numbers, and the building footprints are shown in a simplified, schematic style. The map is oriented with North at the top. A compass rose is located in the upper left quadrant of the map area.



Inst No. 21

Office No. 165

Minneapolis Realty & Investment Co., Warranty Deed,
Inc. a corporation, By Galen H. Coon,
Vice President, and D. B. Ward, Treasurer, Dated October 19, 1890

to

Filed Oct. 25, 1890, 5:28 P.M

Vol. 13 Deeds, page 324

D. B. Ward,

Consideration \$1.00

First party grants, bargains, sells, conveys and confirms unto
second party, heirs and assigns, lands in Snohomish County, Washington,
described as:

Lot 21 in Block 122, Plat of City of Edmonds.

(and other lands not included in this abstract)

In Witness whereof the said party of the first part has caused
these presents to be subscribed by its Vice President and Treasurer
thereunto duly authorized and its corporation name and seal to be here
unto affixed.

(Seal of M. R. & I. Co.,)

Covenants of General Warranty

Ack. Oct. 13, 1890, before H. H. Ames, Notary Public in and for
Washington, residing at Seattle by said officers for said corporation.

(Seal)

sheet no. 25

Minneapolis Realty & Investment
Co., a corporation, by John P. Gale,
President and D. B. Ward, Treasurer,

to

D. B. Ward,

Warranty Deed,

Dated May 23, 1891

Filed July 16, 1891, 11:02 A.M.

Vol. 17 Deeds, page 318

Consideration \$5.00

First party grants, bargains, sells, conveys and confirms unto
second party, heirs and assigns, lands in Snohomish County, Washington,
described as:

Lot 22 in Block 122 of Plat of City of Edmonds.

(and other lands not included in this abstract)

Covenants of General Warranty

In Witness Whereof the said party of the first part has caused
these presents to be signed by its President and Secretary thereunto
duly authorized and its corporate name and seal to be hereunto affixed
the day and year first above written

(Seal of corporation)

Ack. May 22, 1891, before J. P. Henderson, Notary Public in and for
Washington, residing at Seattle, by said officers for said Company.

(Seal)

Inst No. 73

Office No. 63

D. B. Ward and Sarah I. Ward,
his wife,

to

A. Mackintosh,

Mortgage,

Dated March 16, 1892

Filed Mch. 21, 1892, 11:20 A.M.

Vol. 16 Mtgs. page 60

This mortgage secures the payment of \$1200.00 evidenced by said first party's promissory note of even date herewith with 1% per month until paid; also provides for repayment of all taxes, insurance and charges paid by second party for first party on account of this mortgage,

Mortgages lands in Snohomish County, Washington, described as:

Lots 21 and 22 in Block 122, City of Edmonds.

(and other lands not included in this abstract)

On default in payment of principal or interest foreclosure proceedings may be had, in which event, \$100.00 attorney fees, shall be paid.

Ack. March 16, 1892, before H. H. Ames, Notary Public in and for Washington, residing at Seattle.

(Seal, Com. Ex. Feb. 6, 1894)

24

IN THE SUPERIOR COURT OF SNOHOMISH COUNTY STATE OF WASHINGTON.

Angus Mackintosh,

Plaintiff.

-VS-

Case No. 1630.

D. B. Ward and

C O M P L A I N T.

Sarah I. Ward,

Defendants.

Comes now the plaintiff and for cause of action against the defendants herein, alleges as follows to wit:-

1.

That on the 16th day of Mar. 1892, said defendants for value received, made, executed and delivered, to the plaintiff their promissory note in writing, of which the following is a substantial copy.

\$1200.

Seattle, Wash, Mar. 16th, 1892.

Four months after date, without grace, for value received, I promised to pay to the order of A. Mackintosh, at the Merchants National Bank, of Seattle, Washington, twelve Hundred Dollars, in Gold Coin of the United States of America, with interest thereon in like Gold Coin at the rate of One per cent, per month from date until paid, interest payable-----and in case suit or action is instituted to collect this note, or any portion thereof, I promise to pay one hundred Dollars as attorneys fees in said suit or action.

No. 7038

D. B. Ward,

Sarah I. Ward.

Sheet No. 28

WHEREBY they promised to pay to the plaintiff in Four months after date, Twelve hundred Dollars, with interest at one per cent per month from date until paid and in case suit or action should be instituted to collect said note the further sum of One Hundred Dollars attorneys fees.

2.

That at the same time and in order to secure the payment of said note and interest and attorneys fees when the same became due, said defendants made executed and delivered to the plaintiff their certain Mortgage Deed, whereby they conveyed to the plaintiff, Lots one, two, seven, eight and eleven in Block 124; and Lots twenty one, twenty two, twenty seven, twenty eight, thirty five and thirty six, in Block 122; and lots fifteen, sixteen and twenty two, in Block 123 of the City of Edmonds, in Snohomish County, Washington.

3.

That said mortgage deed was conditioned that in case the defendants failed to pay said note or any part thereof, and interest thereon as the same should become due that it should be lawful for the plaintiff to foreclose said Mortgage deed in an action to recover the amount due on said note and sell the premises therein described and apply the proceeds of such sale in payment of costs, interest and principal and attorneys fees found due the plaintiff in said action.

4.

That said Mortgage Deed was duly acknowledged and certified so as to entitle same to be recorded, and on the 21st day of Mar. 1892, said mortgage deed was recorded in the office of the Auditor of Snohomish County, in Vol. 16 of Mortgages at page 60.

5.

That no part of said note or interest thereon has ever been paid and that there remains due the plaintiff the sum of Thirteen Hundred and seventy one Dollars with interest from date and costs and attorneys fees.

WHEREFORE plaintiff prays judgment against the defendants for Thirteen Hundred and seventy one Dollars with interest from date and costs and attorneys fees as in said note provided.

2. That said mortgage deed be foreclosed and the property there in described sold and the proceeds applied in payment of costs and amount found due the plaintiff herein.

3. That the defendants and all persons claiming by, through or under them be barred and foreclosed of all right, title and in equity, of redemption in said mortgaged premises and for such other and further relief as this Honorable Court may deem meet and proper.

Ira Bronson, Attorney for Plaintiff.

Properly verified by Attorney for Plaintiff:
Filed May 24, 1893:

1630-----4

Mortgage, from D.B.Ward et ux to A.Mackintosh; filed for record at the request of Merch. Nat. Bank on Mar.21st,1892 at 20 min.past 11 A.M., and recorded in Vol. 16 of mortgages on page 60., Snohomish County, Washington. Filed July 12, 1893:

\$1200.

Seattle, wash. Mar.16, 1892.

Four months after date, without grace, for value received, I promise to pay to the order of A.Mackintosh, at the Merchants' National Bank of Seattle, Washington, Twelve Hundred Dollars, in Gold coin of the United States of America, with interest thereon, in like Gold Coin at the rate of one per cent per month from date until paid, interest payable and in case suit or action is instituted to collect this note, or any portion thereof, I promise to pay one Hundred Dollars, as attorney's fees in said suit or action.

D. B. Ward,

No.7038.

Sarah I. Ward.

Filed July 12, 1893:

STATE OF WASHINGTON:

SS

COUNTY OF KING:

Lenos J. Rickard, being first duly sworn on oath deposes and says; that he is a citizen of the United States, a resident of the State of Washington, over twenty one years of age; that he is not a party to nor interested in the within entitled Sheet No. 31

1630---5

cause; that he is competent to be a witness k therein; that he served the annexed summons upon the defendants, D.B. Ward and Sarah I. Ward, by delivering to said Sarah I. Ward, she being the wife of said D.B. Ward, at the residence of said D.B. Ward and Sarah I. Ward, two copies of the annexed summons and two copies of the complaint, all of said copies being certified by Ira Bronson, attorney for the plaintiff herein, to be true and correct copies of their respective originals on the 26th day of May, 1893, said service being had in King County, Washington.

Lenos J. Rickard.

Subscribed and sworn to before me this 26th day of May, 1893.

Ira Bronson, Notary Public
for Washington, residing at
Seattle.

Summons; filed July 12, 1893;

THE STATE OF WASHINGTON TO D. B. WARD AND
SARAH I. WARD, the said defendants;

GREETING,

You are hereby required
to appear in the Superior Court of the State of Washington for the
County of Snohomish, within twenty days after the day of service
of this Summons upon you, if served in said County of Snohomish, or
if served in any other county, then within thirty days after the day
Sheet No. 32

1630----6

service, and answer the complaint of the above named plaintiff now on file in the office of the clerk of said court, a copy of which complaint is herewith delivered to you; and unless you so appear and answer, the plaintiff will apply to the court for the relief demanded in said complaint.

WITNESS my hand and the seal of said court this 24th day of May 1893.

ROBT. A. HULBERT, Clerk of said
Court.

By A.J. Wolfe, Deputy.

Sheriff's fees amounting to \$3.20

Findings; filed July 12, 1893;-

States that due service of complaint and summons was had on the defendants on May 26th, 1892, and that the default has been properly entered against said defendants and then states all the material facts set forth in the said complaint, including a description of the property as follows, lots 1, 2, 7, 8, and 11 in Block 124; Lots 21, 22, 27, 28, 35, 36, in Block 122; Lots 15, 16, 22, in Block 123 of the City of Edmonds.

Signed, John C. Denney, Judge.

DECREE: FILED July 12, 1893;

Now upon motion of the plaintiff herein it is considered adjudged and decreed that the plaintiffs do have and recover of and from the defendants the sum of fourteen hundred
Sheet No. 53

1630--7

and seventy one dollars with interest from the 25th day of May 1893 at the rate of one per cent per a month until date hereof and at the rate of eight per annum from date hereof; that an order of sale be issued out of this court directing the Sheriff of this county to proceed to sell in the manner prescribed by law the lots described in the mortgage set forth in plaintiffs complaint herein, to-wit;

Lots 1, 2, 7, 8, and 11 in block 124, and lots 21, 22, 27, 28 and 35 and 36 in block 122 and lots 15, 16 and 22 in block 123 of the City of Edmonds in Snohomish County, State of Washington, and return the proceeds thereof into this court to be applied as follows to-wit:

1. In payment of costs for this action including clerks and sheriffs fees.
2. In payment of the amount found due the plaintiff herein together with interest, costs and attorneys fees and the remainder if any to be paid to the defendants herein upon demand.
3. That the defendants and all persons claiming by, through and under them be barred and foreclosed of all right, title and equity of redemption upon confirmation of sale herein and the expiration of time allowed by law.
4. That the plaintiff have judgment against the defendants for any deficiency remaining unpaid.
5. That the plaintiff have leave to become a purchaser at said sale herein.

July 12, 1893.

John C. Denney, Judge.

AFFIDAVIT OF PUBLICATION:FILED Sept. 9,1893;

R.B. Smythe, being sworn says that he is one of the printers and publishers of the DEMOCRAT, a weekly newspaper printed and published at Snohomish, in Snohomish County, Washington; that it is a newspaper of general circulation in said County and State, and that the annexed notice of sheriff's sale was published in said newspaper proper, and not in supplement form, and is a true copy of the original notice as it was published in the regular and entire issue of said paper for a period of five consecutive weeks, commencing on the 13th day of July 1893, and ending on the 10th day of Aug. 1893, and that said newspaper was regularly distributed to its subscribers during all of said period.

R. B. Smythe.

Subscribed and sworn to before me this 14th day of Aug. 1893.

Louis F. Hart,

Notary Public in and for the State of Washington, residing at Sno. Co. Washington.

Sheriff's sale of real estate; filed Sept. 9, 1893;

By virtue of an order of sale and decree of foreclosure issued out of the Superior Court of the State of Washington and for the County of Snohomish, holding terms at Snohomish City in said County and to me directed and delivered for a judgment rendered in said court on the twelve day of July 1893, in favor of Angus Mackintosh, plaintiff, and against D. B. Ward and Sarah I. Ward, defendants, for the sum of \$1000.00.

35

\$1471.00 with interest at one per cent per month from the twenty fourth day of May 1893, until July 12, 1893 atnd at the rate of eight per cent per annum from July 12, 1893 until paid and \$17.95 cost of suit, I have levied upon the following described real estate, to wit:-

Lots one, two, seven and eight and eleven in block 124, and lots twenty one, twenty two, twenty seven, twenty eight, thirty five and thirty six in block one hundred and twenty two and lots fifteen, sixteen and twenty two in Block one hundred and twenty three of the city of Edmonds, situate, lying and being in Snohomish county, state of Washington.

Notice is hereby given, that on Monday the 14th day of Aug. 1893, at 1 o'clock p.m. of said day at the court house door in the city of Snohomish, in said county of Snohomish, I will sell all the right, title and interest of the said D.B. Ward and Sarah I. Ward, the said defendants in and to the above described mortgaged real estate, at public auction, to the highest and best bidder, for cash, to satisfy said order of sale and all costs.

Given under my hand this 12th day of July 1893.

James Hagan, Sheriff.

By Dan Currie, Deputy.

First publication July 13, 1893:

Order of sale; filed Sept. 9, 1893;

Sheriff of said County, is ordered to sell lots one, two, seven, eight, and eleven in Block 124; lots 21, 22, 27, 28, 35, 36, in Block 122, Lots 15, 16, 22, in Block 123 of the city of Edmonds.

Sheriff's return; filed Sept. 9, 1893,

states that on July 12th, 1893, he received an order to sell the lots named in the order of sale and described in the said order as above set out in this abstract, and that after due notice he sold the said property on Aug. 14, 1893, at 1 o'clock p.m. ~~for \$1000.00~~ to The Merchant's National Bank of Seattle, for the sum of \$500.

ORDER OF CONFIRMATION: FILED Dec. 26, 1893; Now on this 26th day of Dec. 1893, upon application of the plaintiff herein for an order of confirmation and the sale made under the order of this court and it appearing to the court that said sale was duly and regularly made and that the sheriff on the 14th day of Aug. 1893, duly sold to Angus Mackintosh the premises set forth in the plaintiff complaint, to-wit; Lots one, two, seven, eight and eleven, in block one hundred and twenty four; lots twenty one, twenty two, twenty seven, twenty eight, thirty five, and thirty six, in block one hundred and twenty two; lots fifteen, sixteen, and twenty two in block one hundred and twenty three, in the city of Edmonds, Snohomish County, Washington.

And that more than ten days have elapsed since said sale and that no objection have been ~~xx~~ filed thereto.

37 Now therefore said sale is in all respect confirmed by this

1630---11

Court and the sheriff is directed to issue a deed therefore to said plaintiff.

John C. Donney, Judge.

Motion for order confirming sale; filed May 3, 1895;

ORDER OF CONFIRMATION: FILED May 3, 1895:-

The above entitled action coming on regularly to be heard upon the motion of the plaintiff for the confirmation of the said sale made heretofore by the sheriff of the county of Snohomish, State of Washington, in said action to-wit; on the 14th day of Aug. 1893, of Lots one, two, seven, eight, and eleven in block 124, and lots twenty one, twenty two, twenty seven, twenty eight, thirty five, and thirty six in block 122, and lots fifteen, sixteen, and twenty two in block 123, of the city of Edmonds situate, lying and being in Snohomish County, State of Washington, under and by virtue of an execution or order of sale subd out of the above entitled court in said action on the 12th day of July 1893 and it duly appearing to the above entitled court that said property was duly sold under and by virtue of said execution in the manner required by law, by said Sheriff, at the front door of this court house of Snohomish County, State of Washington, in the city of Snohomish, in said county, at the hour of one o'clock in the afternoon of said 14th day of Aug. 1893, to The Merchants National Bank of Seattle, a corporation, said The Merchants National Bank of Seattle,

Sheet No. 38

being the highest bidder for cash for said property, for the sum of Five hundred dollars, lawful money of the United States. And it further duly appearing that no exemptions in said property were claimed by the defendants, or either of them, and no exceptions or objections were made to said sheriff in writing, or otherwise as to said sale. And it further duly appearing that more than ten days have elapsed since the return of said Sheriff on said execution has been made into court and no objections or exceptions to said sale have been filed with the clerk of said court. And it further duly appearing that all the things and matters connected with said sale were regular, proper, and according to law, in every respect whatsoever.

NOW, THEREFORE, the court being duly advised in the premises it is ordered, considered, adjudged and decreed that said sale was duly and regularly conducted in the manner prescribed by law in every particular and it is further ordered, adjudged and decreed that said sale of lots one, two, seven, eight and eleven, in block one hundred and twenty four, and lots twenty one, twenty two, twenty seven, twenty eight, thirty five, and thirty six, in block one hundred and twenty two and lots fifteen, sixteen and twenty two in block 123, of the city of Edmonds, situate, lying and being in Snohomish County, State of Washington, made as aforesaid to The Merchants National Bank of Seattle, for the said sum of Five hundred dollars, on said 14th day of Aug. 1893, by said Sheriff be and the same hereby is confirmed and the confirmation of said is hereby entered in said action by said court. Done in open court this 3rd day of May, 1895. John C. Denney, Judge.

Inst No. 25

Office No. 35

Angus Mackintosh

vs

D. B. Ward and Sarah I. Ward,

Order of Sale,

Filed July 12, 1893, 2:15 P. M.

2 W. of A. page 10

The amount of this Order of Sale

is \$1471.00 with interest and costs.

Affects lands in Snohomish County, Washington, described as:

Lots 21 and 22 in Block 122 of City of Edmonds.

(and other lands not included in this abstract)

56

Inst. No. _____

Peter Zimmerman, as Sheriff Sheriff's Deed
of Snohomish County, Washington Dated Aug. 16, 1902,
 Deputy Filed Aug. 20, 1902, 3:45 P. M.
 to Vol. 58 Deeds, page 167
Merchants National Bank of Con. \$500.00
Seattle,

Recites that by virtue of an order of sale issued out of the Superior Court of Snohomish County, Washington, in the action of

Angus Mackintosh, plaintiff, vs. D. B. Ward and Sarah I. Ward, defendants,

attested July 12, 1893, directed and delivered to the said sheriff commanding him to sell the hereinafter described property at public auction according to law, to satisfy said judgment, and

Whereas in pursuance of said order of sale the said sheriff did levy on and on Aug. 14, 1893, at 1 o'clock P. M. at the Court House door in said County did sell the said property at public auction according to law after due and legal notice to S. F. who was the highest and best bidder therefor for the sum of \$500.00 the whole price paid therefor, and

Whereas the said Court on May 7, 1895 confirmed said sale, and whereas the time allowed by law for the redemption of said property has expired without such redemption having been made,

Now, therefore, first party in pursuance of said order of sale and the statute in such cases made and provided and in consideration of the payment of said sum of money, the receipt of which is hereby acknowledged, g;b,s,c & c unto s p, S & a, lands in said order of sale described as: Lots 21 and 22 in Block 122 of the City of Edmonds,

(and other lands not included in this abstract)

This deed is to replace a lost Sheriff's Deed of May 7, 1895.

situated in Snohomish County, State of Washington.

Ack. Aug. 16, 1902, before W. M. Ross, Notary Public in and for Washington, residing at Everett, by John McKee as Deputy Sheriff, by said Deputy sheriff as his official act and deed.

(Seal, Com. Ex. Nov. 29, 1904)

Appended is the certificate of the Clerk of said Court to the effect that on Aug. 20, 1902, he entered the foregoing deed in book of levies of real estate where the levy of the foregoing described property is recorded. (Seal of Superior Court)

41

Inst No. 27

Office No. 164

A. W. Frater, as Receiver of
Merchants National Bank of Seattle,
Washington,

to

W. D. Perkins,

Quit Claim Deed,

Dated July 1, 1901,

Filed July 22, 1901, 8:30 A. M.

Vol. 62 Deeds, page 219

Consideration \$1.25

First party releases, remises and quit claims unto second party,
heirs and assigns, lands in Snohomish County, Washington, described as:

Lots 21 and 22 in Block 122 of Town of Edmonds.

A. W. Frater, Receiver of the Merchants
National Bank of Seattle, Washington.

It is the intention by this instrument to transfer to said second
party all interest of the Merchants National Bank of Seattle, of Charles
H. Baker, former Receiver, and of the undersigned Receiver of said Bank,
in said lands.

Ack. July 1, 1901, before E. B. Palmer, Notary Public in and for
Washington, residing at Seattle, by said receiver.

(Seal, Com. Ex. Oct. 27, 1903)

sheet no. 42

Inst No. 28

Office No. 110

C. L. Lawry, Treasurer of Snohomish Tax Deed,
County, Washington,

to

David Perkins,

Dated Mar. 6, 1902,

Filed May 6, 1902, 4:18 P. M.

Vol. 71 Deeds, page 135

Recites that whereas at a public sale of real estate held on Mar. 4, 1902, pursuant to a real estate tax judgment entered in the Superior Court of Snohomish County, on Oct. 29, 1901, in proceedings to foreclose tax liens upon real estate and an order of sale duly issued by said court, second party herein duly purchased in compliance with the laws of the State of Washington the following lands situated in Snohomish County, Washington, to-wit:

Lots 21 and 22 in Block 122 of the City of Edmonds.

(and other lands not included in this abstract)

and that said second party has complied with the laws of the State of Washington necessary to entitle him to this deed.

Now Therefore, I, C. L. Lawry, County Treasurer of Snohomish County Washington, in consideration of the premises, and by virtue of the statutes of the State of Washington in such cases provided, do hereby grant and convey unto the second party, heirs and assigns, the real property hereinbefore described.

(Seal of County Treasurer)

Inst No. 29

Office No. 165

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR SNOHOMISH
COUNTY

Town of Edmonds, Municipal
corporation,
Plaintiff

vs

David Perkins and Jane Doe
Perkins, his wife, whose 1st
name is unknown to this plaintiff,
Defendants,

Lis Pendens,

Dated April 14, 1906,

Filed April 17, 1906, 11:34 A. M.

Vol. 4 Lis Pendens, page 144

The object of this action is to foreclose an assessments lien for
work done on lands in Snohomish County, Washington, described as:

Lot 22 in Block 122 of Plat of Town of Edmonds.

30
IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR SNOHOMISH
C O U N T Y

Town of Edmonds,
(a municipal
Corporation)

Plaintiff.

-vs-

Case No. 7900

David Perkins, and
Jane Doe Perkins, his wife
whose first name is unknown
to plaintiff.

Defendants.

The above named plaintiff complains of the defendants
herein and for cause of action alleges;

1.

That at all the times hereinafter alleged and set forth,
the above named plaintiff was and now is a municipal corporation of
the fourth class of the State of Washington.

2.

That during all of said times the above named defendants
were and now are husband and wife.

3.

That during all of said times the above named defendant, David Perkins, was and now is the owner in fee simple of the following described real estate situate within the corporate limits of the said Town of Edmonds in Snohomish County, Washington, to-wit:

Lots twenty one in block one hundred and twenty two of the Plat of the Town of Edmonds.

4.

That upon the 11th day of Nov. 1890, the Town Council of the said Town of Edmonds duly and legally passed and adopted ordinance No. 10 of said town, entitled "An ordinance prescribing the mode in which the costs and expenses of all public improvements, which by the provisions of an act of the Legislature of the State of Washington, entitled 'An act providing for the organization, classification, incorporation and government of municipal corporations and declaring an emergency' approved Mar. 27th, 1895, are to be provided for and paid by special assessment upon property shall be divided, apportioned assessed and collected" which said Ordinance was duly approved by the Mayor of said town upon the said 11th day of Nov. 1890 and has ever since been and now is in full force and effect.

5.

That thereafter upon the 7th day of Sept. 1904, the town Council of said town of Edmonds duly and regularly passed and adopted ordinance No. 132 of said Town, entitled "An Ordinance ordering a sidewalk
Sheet No. 46

built on the west side of 6th street between George street and walnut street to be known as Local Improvement District No. 6" which said ordinance was duly approved by the Mayor of said Town upon the said 7th day of sept. 1904, and has ever since been and now is in full force and effect.

6.

That said ordinance No. 138 was passed in conformity with the provisions of said Ordinance No. 10 and that all of the steps necessary to be taken previous to the passage of said Ordinance No. 138 as required by the provisions of Ordinance No. 10, aforesaid, had been previously taken, and that thereafter the said Town of Edmonds proceeded under the provisions of said Ordinance No. 10 and under the provisions of said Ordinance No. 138 to make the improvements provided for by said Ordinance No. 138 and that said improvement has been fully made and completed, said improvement consisting in the construction of a sidewalk, along the west side of 6th street in said Town of Edmonds as follows:

Beginning at the northeast corner of lot 20 in Block 120; thence running south abutting on lots 20 and 21 in block 120 and lots 20 and 21 in block 121, lots 20 and 21, block 122 and lots 20 and 21 in block 123 and that thereafter the cost of said improvement was by the said Town Council of said Town of Edmonds duly levied and assessed against the property abutting thereon in conformity with the provisions of said Ordinance No. 10 and that there was duly

Sheet No. 47

levied and assessed against the property hereinabove described to-wit; Lot 21 in block 122 as its proportionate amount of the cost of said improvement, the sum of \$32. which assessment became due and payable upon the 21st day of Dec. 1904.

7.

That no part of said assessment has ever been paid and that there is now due and owing to the said Town of payments from the above named defendant, David Perkins by reason of the premises the sum of \$32. with interest thereon at the rate of 10% per annum from said 21st day of Dec. 1904, together also with a penalty of 5% from said date as provided by section 8 of said Ordinance No. 10.

8.

That under the provisions of section 9, of said Ordinance No. 10 this plaintiff is entitled to recover in this action in addition to the amounts above stated with interest and penalty as aforesaid, the sum of \$25. as an attorneys fee, together with the costs of this action.

WHEREFORE plaintiff prays judgment against the above named defendants for the sum of thirty two dollars together with interest thereon at the rate of 10% and penalty at the rate of 5% each from the 21st day of Dec. 1904, and for its costs and disbursements herein, including an attorneys fee of \$25.; that said judgment be declared to be a lien upon the property hereinabove described and
Sheet No. 48

that by such judgment sale of said property, or so much thereof as may be necessary to satisfy said judgment, be ordered and decreed, and that plaintiff have such other and further judgment and relief as to the court may seem just, proper and equitable in the premises.

Properly verified by James COOLLEY & HORAN.
Brady, Mayor of the Town of Pnmonda.
Attorneys for Plaintiff.
Filed Apr.17,1906:

SUMMONS:FILED Apr.17,1906;

THE STATE OF WASHINGTON TO THE ABOVE NAMED DEFENDANTS:

You and
each of you are hereby summoned to appear within twenty days after service of this summons upon you, exclusive of the day of service, and defend the above entitled action in the court aforesaid;and serve a copy of your answer upon the plaintiff's attorney at his post office address below stated, and in case of your failure so to do, judgment will be rendered against you, according to the demand of this complaint, a copy of which is herewith served upon you.

COOLLEY & HORAN, Attorney for
Plaintiff, Office and Post
Address, Address, Rooms 3 and
seven and eleven, Wisconsin, Building,
Building, Everett, Wash.

STATE OF WASHINGTON:

COUNTY OF SNOHOMISH:

SS
I, Frank P. Brewer,
Sheriff of Snohomish County,

7900-6

State of Washington, do hereby certify that I received the annexed
Summons on the 1st day of Feb. 1906, and after diligent search and
inquiry the defendants, David Perkins and Jane Doe Perkins, his wife,
cannot be found in the county. Dated at Everett, Washington, this 12th
day of Apr. 1906.

Frank P. Brewer, Sheriff.

By Harry R. Knowles, Deputy.

Sheriff's fees; total \$.80

AFFIDAVIT: FILED Apr. 17, 1906;

Dated May 9th, 1908, no other papers filed up to this date.

Sheet No. 50

Inst No. 31

Office No. 292

David Perkins and Hannah S. Perkins,
his wife,

to

Wm. D. Perkins

Quit Claim Deed,

Dated July 26, 1902,

Filed Sept. 5, 1906, 8:33 A. M

Vol. 100 Deeds, page 312

Consideration \$10.00

First party releases, remises and quit claims to second party,
heirs and assigns, lands in Snohomish County, Washington, described as:

Lots 21 and 22 in Block 122, Plat of City of Edmonds.

(and other lands not included in this abstract)

Ack. July 6, 1902, before Henry S. Bunton, Notary Public in and
for Massachusetts, residing at Hyde Park.

(Seal)

Inst No. 37

Office No. 188

Wm. D. Perkins and Cora E. Perkins,
his wife,

to

Emma H. Erben,

Warranty Deed,

Dated Aug. 21, 1906,

Filed Sept. 5, 1906, 8:34 A.M

Vol. 98 Deeds, page 188

Consideration \$10.00

First party grants, bargains, sells, conveys and confirms unto second party, heirs and assigns, lands in Snohomish County, Washington, described as:

Lots 21 and 22, Block 122, City of Edmonds.

(and other lands not included in this abstract)

Covenants of General Warranty, except as to taxes.

Ack. Aug. 30, 1906, before T. M. Gamble, Notary Public in and for Washington, residing at Seattle.

(Seal, Com. Ex. April 9, 1909)

sheet no. 52

33

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON
IN AND FOR THE COUNTY OF SNOHOMISH.

Emma H. Erben and Henry)
Erben, Jr., her husband, Plaintiffs.)
-vs-) No. 8519.
Wm. D. Perkins and Cora E.)
Perkins, his wife, Defendants.)

COMPLAINT: Filed June 7, 1907; Plaintiffs complain of defendants and for a cause of action against said defendants, allege:-

1.

That plaintiffs are now, and was, at all the times herein mentioned, husband and wife.

2.

That defendants are now, and was, at all the times herein mentioned, husband and wife.

3.

That on or about the 6th day of Aug. 1906, plaintiffs through their authorized agent, made an application to defendant at the city of Seattle, King County, Washington, where defendants reside, to borrow of defendants the sum of One thousand dollars and offering, and thereafter giving, as hereinafter set forth, as security therefor,

plaintiff's promissory note secured by a mortgage upon the lands and premises hereinafter described.

4.

That defendants refused to loan to plaintiffs said One Thousand Dollars unless plaintiffs would purchase of and from defendants certain pieces or lots of real property situate in the Town of Edmonds, Snohomish County, Washington, more particularly described as follows, to-wit:

Lots numbered 21, 22, 27, 28, 35 and 36 in block numbered 122;

lots numbered 15, 16 and 22 in block numbered 123:

Lots numbered 1 and 2 in block numbered 124; Lot numbered 17, 18, 19 and 20 in block numbered 59; Lots numbered 6 and 7 in block numbered 76; lots numbered 38, 39 and 40 in block numbered 87, as the same appears of record in the office of the Auditor of said county of Snohomish, at the price of Nine Hundred Dollars, and include the said purchase price thereof in the same proposed promissory note and mortgage so offered by plaintiffs to secure the payment of said proposed loan of One thousand Dollars.

5.

That during said negotiations defendants falsely and fraudulently represented and declared to plaintiffs, through their said agent, and with intent that plaintiffs should rely and act upon it, that defendants were the owners of all of said described lots of land, and that they had a good and lawful right to convey the same to plaintiffs, and that defendants had and possessed the title in fee simple to all of said lots of land, excepting that on said lots numbered

54

27, 28, 35 and 36 in block numbered 122, and lots numbered 15 and 16 in block numbered 123, and lots numbered 1 and 2 in block numbered 124, above described, defendants then and there declared and represented, that there was due certain unpaid taxes to said county and state which defendants required plaintiffs to pay, and which plaintiffs then and there agreed to pay.

6.

That plaintiffs, wholly relying upon the said representations and declarations, and not otherwise, agreed to the terms of said loan and purchase, as aforesaid, and did, on the 21st day of Aug. 1906, make, execute and deliver to defendants their certain promissory note, in the sum of one thousand nine hundred dollars, due in two years from the date thereof, and bearing interest thereon at the rate of 10% per annum, payable semiannually, together with their certain mortgage upon the lands and premises situate in said county of Snohomish, State of Washington, described as follows, to-wit:

The south one half of the northwest one quarter of the north east one quarter, and the southwest one quarter of the north east one quarter of the northeast one quarter, and the north one half of the southeast one quarter of the northeast one quarter of the northeast one quarter, and the south one half of the north east one quarter of the northeast one quarter of the north east one quarter of the northeast one quarter, excepting two lots sold in the northeast corner, all in section 26, township 27, north of range 3 east W.M., and lots numbered 38, 39 and 40 in block numbered 87, as the same appears

of record in the plat of the city of Edmonds in the office of the Auditor of Snohomish County, Washington, and which mortgage is now of record in the office of said Auditor of said county and state.

7.

That at the time last aforesaid, and in pursuance of said agreements, representations and declarations, defendants made, executed and delivered to plaintiffs their certain warranty deed conveying to plaintiffs said lots numbered 17, 18, 19 and 20 in block numbered 39, lots 6 and 7 in block numbered 76, lots numbered 38, 39 and 40 in Block 87, lots numbered 21 and 22 in block numbered 122, and lot numbered 22 in block 123 of the plat of the City of Edmonds according to the recorded plat thereof on file in the office of the Auditor of said county of Snohomish, and in the following described and separate deed, defendants then and there made and executed, and plaintiffs, wholly relying upon the said representations and declarations, accepted that certain deed purporting to convey to plaintiffs the lands described therein, and the title thereto, which deed was and is in words and figures as follows, to-wit;

This Indenture made this 21st day of Aug. 1906, between Wm. D. Perkins and Cora E. Perkins, his wife, first parties, and Emma H. Erben of Seattle, Wash. second party; consideration \$1. lawful money of the U. S. to them in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, do by these presents remise, release and forever quit-claim unto the said party of the second part and to her heirs and assigns the following described tract, lot or parcel of land, situated, lying and being in the

county of Snohomish, state of Washington, particularly bounded and described as follows, to-wit: All of lots 27, 28, 35 and 36 of Block 122; lots 15 and 16 of block 123, and lots 1 and 2 of block 124 of the city of Edmonds, as per the recorded plat thereof, on file in the Auditor's office of Snohomish County, etc. Subject to all unpaid taxes, tax liens, etc.

Subscribed and sworn to before me T. M. Gamble, a Notary Public in and for the State of Washington, residing at Seattle.

8.

That plaintiffs, wholly relying upon the said representations and declarations of defendants, and on the 5th day of Sept. 1906, caused the deed hereinbefore set forth, to be recorded in the records of said Snohomish County; that the same casts and is a cloud upon the title of the owner thereof.

9.

That the Nineteen Hundred Dollars so promised to be paid to defendants by plaintiffs and heretofore alleged to be the consideration for the giving of said promissory note and said mortgage, was divided as follows: One thousand dollars paid by defendants to plaintiffs in cash, and the remaining nine hundred dollars is, was, and constitutes the purchase price of the lots and lands agreed to be conveyed to plaintiffs as a consideration thereof.

10.

That said mortgage constitutes and is a lien upon the lands and premises of plaintiffs therein described; that the same has not been paid, except that plaintiffs aver that they have paid the sum of ninety

59

five dollars as the interest thereon according to the term of said note and mortgage.

II.

That said representations and declarations of defendants in so far as the same were made concerning the title to said lots and lands described in the deed hereinbefore set forth, were wholly false and fraudulent, for plaintiffs allege that defendants well knew that at the time of making said deed that they had no right, title or interest in, or lawful claim upon the said lots and lands, but, on the contrary, plaintiffs allege that one F. W. Peabody, on the 7th day of Jan. 1903, became, and ever since has been, and now is, the owner in fee of all of said lots and lands in said deed described, excepting lots numbered one and two in block one hundred and twenty four therein described, and that said Peabody has paid all taxes accruing on said lots since said date; that one Louis Lorenz was the owner of said lots one and two in said block, and has been such owner for a long time prior to the date last aforesaid; and that there was no taxes due from defendants, or either of them, on said lots; that said Peabody threatens to bring suit against plaintiff to quiet his title to said lots.

12.

That if plaintiffs had known that said representations and declarations of defendants were false and untrue, and that defendants had no lawful right, title or claim upon said lots and lands, plaintiffs would not have made or delivered said promissory note or mortgage for the sum of one thousand nine hundred dollars or at all.

13.

58 That said lots, at the time of the delivery of said mortgage,

and said deed, was of the value of Five Hundred Dollars; that plaintiffs have paid the sum of twenty five dollars as interest on that amount according to the terms of said promissory note, and plaintiffs should be credited on said note and mortgage with the sum of five hundred and twenty five dollars, together with the accrued and accruing interest on said amount from the date of said payment until maturity thereof in which amount plaintiffs have been damaged by the unlawful acts of defendants.

14.

That defendants have refused to credit plaintiffs with said amount on said note or mortgage, or any amount at all.

15.

That plaintiffs, by reason of the said unlawful acts, and said false and fraudulent representations of defendants, have been, and are, compelled to bring this suit at great expense to them, and have been compelled, at an expense to them in the sum of fifty dollars, to employ an attorney to obtain redress in this court, in which sum plaintiffs have been further damaged.

Wherefore, plaintiffs pray.

1st. That defendants be compelled to bring said promissory note and said mortgage into this court and make correction thereof; that the same be reformed and that plaintiffs be credited by this court with the sum of Five Hundred Dollars, and the further sum of twenty five dollars so paid by plaintiffs as interest on that amount, and the further sum of all interest that will have accrued at the date of the maturity of said note and mortgage.

2nd. That said deed be canceled of record by this court.

3rd. That if this court finds that defendants have assigned said note and mortgage and are not now the owners thereof, and that this court has no jurisdiction thereof, then that plaintiffs have and recover off and from defendants the sum of Five Hundred Dollars, together with the sum of twenty five dollars so paid by plaintiffs as interest thereon, and the further sum of all interest that will have accrued upon said note and mortgage until the date of maturity thereof, and the further sum of fifty dollars damages as attorney's fees for bringing this action, together with their costs and disbursements in this cause expended.

S. J. White.

Attorney for plaintiffs, Post Office address, Edmonds, Wash.

(Properly verified).

SUMMONS: Filed June 7, 1907; The State of Washington to the said defendants, Wm. D. Perkins and Cora E. Perkins, his wife, greeting:-

You and each of you, are hereby summoned to appear within twenty days after service of this summons upon you, exclusive of the day of service and defend the above entitled action in the court aforesaid; and in case of your failure so to do, judgment will be rendered against you, according to the demand of the complaint, which will be filed with the clerk of said court, a copy of which is herewith served upon you.

S. J. White, Attorney for Plaintiffs.

P. O. Address, Edmonds, Snohomish Co. Washington.

60

No. 8519---9.

AFFIDAVIT OF SERVICE: Filed June 7, 1907.

DEMURRER: Filed June 1, 1907.

MOTION: Filed -----.

AFFIDAVIT: Filed ----;

STATE OF WASHINGTON:

SS

COUNTY OF KING :

Wm. D. Perkins, being first duly sworn deposes and says; that the defendants in the above entitled action and each of them are non-residents of the county of Snohomish, State of Washington, and that the said defendants and each of them are residents of King County, Washington, residing in the city of Seattle, and that at the time of the commencement of the above entitled action the defendants were residents of the city of Seattle, King County, Washington, and not residents of Snohomish County, Washington; that said action was instituted and is pending in Snohomish County, Washington and that said Snohomish County is not the proper County; that the proper county for the institution of the action is King County, Washington. Affiant further states that he has submitted the complaint in said action and all of the facts and circumstances connected with the transaction referred to therein to his attorneys Kerr & McCord of the City of Seattle, Washington, and that he is advised by them that he has a good and meritorious defense to said cause of action set forth in the complaint; that the matters and things set forth in said complaint are not true, and that he demands that the trial of said cause be had in the proper county, to-wit: King County, Washington.

61

Wm. D. Perkins, Subscribed and sworn to before me

this 31st day of May, 1907.

S. H. Kerr, Notary Public in and
for the state of Washington, residing at Seattle.

NOTICE OF HEARING: Filed June 10, 1907.

NOTICE OF HEARING NOTE OF ISSUE: Filed June 21, 1907.

ORDER OVER RULING DEMURRER: Filed June 29, 1907.

ORDER OVERRULING MOTION FOR CHANGE OF VENUE: Filed June 29,
1907.

ANSWER: Filed July 9, 1907.

PLAINTIFF'S INTERROGATORIES: Filed Aug. 5, 1907.

REPLY: Filed Aug. 5, 1907.

Notice of trial notice of issue; Filed Aug. 12, 1907.

Certificate of W. R. Booth: Filed Oct. 17, 1907; I, W. R.
Booth, Treasurer of Snohomish County, State of Washington, do hereby
certify that all taxes, as shown by the tax rolls of said county,
were fully paid before the first day of Aug. 1906, including taxes
for the year 1905, on the following described property, to-wit:

Lots one and two of Block 124 of the city of Edmonds, as
the same appears of record in the office of the Auditor of said
County. Dated at Everett, Wash. Oct. 17, 1907.

W. R. Booth.

Treasurer of Snohomish County.

COST BILL: Filed Oct. 17, 1907.

SNOHOMISH COUNTY TAX RECEIPT FOR THE YEAR 1905.

Total	\$34.77-No. 948	
Total	\$34.76-8190	1905.
Total	\$49.26-No. 8406.	1904.
Total	\$49.68-No. 381.	1904.

6 2

Total \$34.71-No.1693.
Total \$33.56-No.308.

1903.
1902.

All filed Oct. 17, 1907.

THE GRANTOR, Louis Lorenz, a single man of Edmonds, Snohomish County, State of Washington,

For and in consideration of One Dollar in hand paid, conveys and warrants to George A. Sweet, of Edmonds, Snohomish County, State of Washington, the following described real estate; all of lots numbered one, two and three in block one hundred twenty four of the City of Edmonds, as recorded in the office of the County Auditor of Everett, Snohomish County, Washington. Situated in the County of Snohomish, State of Washington.

Dated this twenty first day of May, 1907.

Witnesses:

Zophar Howell 3rd.

Louis Lorenz. (Seal).

S. J. Mothershead.

State of Washington)
ss
County of Snohomish)

I, Zophar Howell, 3rd., a Notary Public, do hereby certify that on this twenty first day of May, 1907, personally appeared before Louis Lorenz, a single man, to me known to be the individual described in, and who executed the within instrument, and acknowledged ^{ed} that he signed and seal, the same as his free and voluntary act and deed for the uses and purposes therein mentioned.

Given under my hand and official seal this twenty first day of May 1907. 63

Zophar Howell 3rd.

No. 8519----12.

Notary Public in and for the State of Washington, residing at Edmonds.

(Notarial Seal, Com. Ex. Oct. 29th, 1910).

MOTION FOR NEW TRIAL: Filed Oct. 21, 1907.

(Judgment is satisfied on face of Execution Docket 24, page 68, on Nov. 17, 1908).

Inst No. 34

Office No. 421

Emma H. Erben and Henry Erben Jr.,
her husband

to

Zophar Howell 3rd.

Warranty Deed,

Dated April 24, 1905

Filed May 2, 1908, 3:50 P. M.

Vol. 110 Deeds, page 414

Consideration \$10.00

First party conveys and warrants to second party lands in
Snohomish County, Washington, described as:

Lots 21, 22 in Block 122 in the Plat of the City of Edmonds.

(and other lands not included in this abstract)

Ack. April 24, 1908, before S. Salome Brooke, Notary Public in
and for Pennsylvania, residing at Philadelphia, by Emma H. Erben
and Henry Erben, Jr., - - -

(Seal, Com. Ex. Feb. 27, 1909)

Appended is the acknowledgement and seal of the Clerk of Courts
of the County of Philadelphia, Pa. stating that the above foregoing
Notary Public was a Notary at the time of taking such proof for
acknowledgment and duly authorized to take the same.

(Seal of Court of Common Pleas, Philadelphia, Pennsylvania)

Inst No. 35

Office No. 446

Zophar Howell, 3rd and Louise S.
Howell, his wife,

to

Amanda C. Yost,

Mortgage,

Dated May 15, 1908,

Filed July 11, 1908, 11:21 A.M.

Vol. 65 Mtgs. page 446

Mortgages lands in Snohomish County, Washington, described as:

Lots 21 and 22 in Block 122, of the Plat of the City of Edmonds.

(among other lands not included in this abstract)

To secure the payment of \$1400.00.

Properly executed.

sheet no. 66

Inst no. 36

Office No. 426

Amanda C. Yost

to

Zophar Howell 3rd and Louise
S. Howell, his wife,

Release,

Dated April 25, 1913,

Filed April 28, 1913, 10:30 A. M.

Vol. 94 Mtgs. page 412

Consideration valuable

Certifies that a mortgage executed by second party to first party herein to secure the payment of \$1400.00 dated — — — and recorded in Vol. 65 of Mortgages, page 446, records of Snohomish County, Washington,

Lots 21 and 22, Block 122, of the Plat of the City of Edmonds.

(and other lands not included in this abstract)

situated in Snohomish County, Washington, is fully paid, satisfied and discharged.

Ack. April 25, 1913, before Edward L. Turner, Notary Public in and for Washington, residing at Edmonds.

(Seal, Com. Ex. Mar. 26, 1916)

sheet no. 67

Inst No. 37

Office No. 247

Mary Hickler and John Hickler,
her husband

to

Mary E. Snudden and James H.
Snudden, her husband,

Release,

Dated May 17, 1912,

Filed June 10, 1912, 8:36 A. M.

Vol. 90 Mtgs. page 229

Consideration valuable

Certifies that a mortgage executed by second party to first party herein to secure the payment of — — — dated July 25, 1908, and recorded in Liber 65 Mortgages, page 446, records of Snohomish County, Washington,

situated in Snohomish County, Washington, is fully paid, satisfied and discharged.

Ack. May 17, 1912, before Geo. L. Kingston, Notary Public Erie
Co. N. Y. (Seal)

Appended is the certificate and seal of the Clerk of above named Court stating that the above and foregoing Notary was a Notary PUBLIC at the time of taking such proof for acknowledgment and duly authorized to take same.

(Seal of Court)

sheet no. 68

Inst No. 38

Office No. 183

Zophar Howell 3rd, and Louise
S. Howell, his wife,

to

Amanda C. Yost,

Mortgage,

Dated April 15, 1913,

Filed April 29, 1913, 8:30 A. M.

Vol. 89 Mtgs. page 183

Mortgages lands in Snohomish County, Washington, described as:

All of lots no. 21, 22 and 23 in Block No. 122, Flat of the City
of Edmonds.

(and other lands not included in this abstract)

To secure the payment of \$1400.00.

Properly executed.

Inst No. 39

Office No. 39

Amanda C. Yost,

to

Zophar Howell 3rd and Louise
S. Howell, his wife,

Release,

Dated Apr. 15, 1916,

Filed Apr. 17, 1916, 9:45 A. M.

Vol. 113 Mtgs. page 51

Consideration full payment

Certifies that a mortgage executed by second party to first party herein to secure the payment of \$1400.00 dated Apr. 15, 1913, and recorded in Vol. 89 Mortgages, page 183, records of Snohomish County, Washington,

All of lots 21, 22 and 23 in Block 122, Plat of the City of Edmonds.

(and other lands not included in this abstract)

situated in Snohomish County, Washington, is fully paid, satisfied and discharged.

Ack. Apr. 15, 1916, before S. F. Street, Notary Public in and for Washington, residing at Edmonds.

(Seal, Com. Ex. Nov. 19, 1919)

sheet no. 70

Inst No. 40

Office No. 24

Zophar Howell 3rd and Louise
S. Howell, husband and wife,

to

State Bank of Edmonds --

Mortgage,

Dated July 31, 1916,

Filed Aug. 24, 1916, 8:37 A. M.

Vol. 114 Mtgs. page 27

Rev. Stamp 10¢ can.

This mortgage secures the payment of \$500.00 due in 3 years from date hereof, evidenced by 1 certain promissory note of even date herewith, bearing interest at 8 per cent per annum, until paid.

Mortgages lands in Snohomish County, Washington, described as:
Lots 21 and 22, Block 122 of the Plat of the City of Edmonds.

Ack. July 31, 1916, before Mary T. Rush, Notary Public in and for New Jersey, residing at Ocean City by Zophar Howell, 3rd and Louise S. Howell, his wife.

(Seal, Com. Ex. Apr. 22, 1921)

Appended is certificate of Clerk of Court of above county stating that the foregoing Notary was a Notary Public at the time of taking such proof for acknowledgment and duly authorized to take same.

(Seal)

41

Articles of Incorporation
of
State Bank of Edmonds.

Dated June 14, 1907.
Filed June 15, 1907, 10.46 a m.
Auditor's Vault No. 1290.

Recites that Theo. A. Lipke, W. H. Schumacher and R. W. Schumacher, do associate themselves together for the purpose of forming a banking corporation under the laws of the State of Washington.

The name of said Corporation shall be "State Bank of Edmonds". The place of business shall be Town of Edmonds, Snohomish County, Washington.

The objects of this corporation are to carry on a general commercial banking business, to receive deposits, negotiate for, and discount, promissory notes and other evidences of indebtedness, to buy and sell exchange, to loan money on real and personal security, to lease, hold, purchase and convey all real and personal property necessary.

Capital stock shall be \$15,000. The term of existence shall be Fifty years.

Ack. June 14, 1907, before Zophar Howell 3rd. a Notary Public in and for Washington, residing at Edmonds. (Seal, Com. Ex. Oct. 29, 1910)

72

Inst No. 42

Office No. 385

Zophar Howell 3rd and Louise Shank
Howell, his wife,

to

George W. Yost.

Lease,

Dated Feb. 3, 1915,

Filed Feb. 8, 1915, 8:35 A. M.

Vol. 161 Deeds, page 362

First party leases and demises to second party lands in Snohomish County, Washington, described as:

Lots 21 and 22 in Block 122, -- together with the buildings thereon and together with all furniture, situate therein, for the term of 1 year from March 15, 1915, at the yearly rent or sum of \$200.00 payable advance, on the signing of this lease.

And it is hereby agreed, that if any rent shall be due and unpaid, or if default shall be made in any of the covenants herein contained, then it shall be lawful for the said lessors to re-enter the said premises and remove all persons therefrom; and the said lessee does hereby covenants, promise and agree to pay the said rent in the manner hereinbefore specified; and not to let or underlet the whole or any part of the said premises nor assign this lease, or any interest therein, without the written consent of the said lessor. The said lessee hereby agrees to pay all water rent used on the said premises. And at the expiration of said term the said lessee will quit and surrender the said premises in as good state and condition as they now are, (ordinary wear and damage by the elements or fire excepted.)

sheet no. 73

Ack. February 3, 1915, before Edward L. Turner, Notary Public in
and for Washington, residing at Edmonds.

(Seal, Com. Ex. Mar. 26, 1915)

10¢ Rev. Stamp Can.

Inst. No. 49

Office No. 276.

Minneapolis Realty & Investment Mortgage.
Company, a corporation, F. W. Peabody,
Treasurer and President, W. P. Kingston, Dated Mch. 22, 1893.
Vice President, J. E. Pike, Secretary.

To George Brackett. Filed Mch. 24, 1893, 11.45 a m.
Vol. 25, Itgs. page 141.

Mortgages lands in Snohomish County, Washington, described as;
NE $\frac{1}{4}$ and W $\frac{1}{4}$ of SE $\frac{1}{4}$ and E $\frac{1}{4}$ of SW $\frac{1}{4}$ and SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec.
24, Twp. 27 N of R 3 E. Also the NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec. 26 Twp. 27 N of
R 3 E., also the NW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24 Twp. 27 N of R 3 E. excepting
that portion of the same included in the original townsite of Edmonds,
excepting further that certain 5 acre tract deeded by George Brackett
to John Anderson being and lying in the NE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24 Twp.
27 N of R 3 E., and including in this conveyance that certain tract
of land beginning at the Northeast corner of Lot 2 Sec. 24 Twp. 27
N of R 3 E. thence running Southerly 30 rods, thence Westerly 80 rods,
thence Northerly 30 rods, thence Easterly 80 rods to the place of
beginning containing 15 acres. (and other lands)

The mortgagor excepts from this mortgage all lots and blocks here-
tofore sold by it in the city of Edmonds. The Lots and blocks
mortgaged hereby are described as:

Lots 21 and 23 in Block 122 of the City of Edmonds.

To secure the payment of \$23,000. with 6% interest until maturity.

The second party agrees to release from the lien of this mortgage
any lot or lots or tract upon payment to him of 50% of the purchase
price. First party to pay all taxes and assessments. On default in
any of the foregoing terms said lands may be sold according to law.

In witness whereof the said first party has caused these presents
to be executed by its President and Treasurer, and Vice President,
and attested by its Secretary thereunto duly authorized, and caused
its corporate seal to be hereunto affixed.

(Corporate Seal)

Ack. Mch. 22, 1893, before James M. Gephart, a Notary Public in
and for Washington, residing at Seattle, by said officers. (Seal, Com.
Ex. Nov. 15, 1895)

Sheet No. 75

Inst. No. 44

Office No. 259.

George Brackett.

Assignment of Mortgage.

To

Dated Aug. 1, 1893.

Jacob Furth, Trustee.

Dated Sept. 27, 1893, 1.20 p m.

Vol. 23, Mtgs. page 604.

Con. 3250.

First party assigns unto second party, heirs and assigns, that certain mortgage, together with all promissory notes secured thereby, executed by Minneapolis Realty & Investment company to George Brackett, dated Mch. 22, 1893, recorded in Vol. 23, Mtgs. page 141, records of Snohomish County, Washington.

Ack. Aug. 1, 1893, before James M. Gephart, a Notary Public in and for Washington, residing at Seattle. (Seal, Com. Exp. Nov. 15, 1895)

76

In the Superior Court of the State of Washington in and for
Snohomish County.

Jacob Furth,
Plaintiff.
Vs.

No. 2077.

Minneapolis Realty & Investment
Company, a corporation.
Defendant.

Summons, return, and Complaint, filed Dec. 20, 1893, said return states that said summons and complaint was served on said corporation by delivering a copy of the same to D. B. Ward, President of said corporation, on Oct. 21, 1893, in King County.

Complaint states that said defendant is a corporation under the laws of the State of Washington; that on Feb. 22, 1893 the said defendant by its proper officers executed certain negotiable notes of the sum of \$23,000. to one George Brackett, which notes were secured by a mortgage dated Feb. 22, 1893, as of record in Vol. 23 of mortgages, page 141, records of said County, said mortgage covering the following described property:

(Here follows a copy of the said mortgage referred to recorded in Vol. 23 Hts. page 141)

That the said notes and the interest thereon remain unpaid, and the said mortgage is long past due and that due demand has been made on defendant to pay the same, which payment he has neglected and refused and still refuses to make; that on Aug. 1st., 1893, the said George Brackett assigned the said mortgage for value to said plaintiff herein who is now the owner and holder of said note and mortgage and that the said defendant still refuses and neglects to pay the said debt.

Wherefore plaintiff prays that a judgment may be had in the sum of \$23,680. with interest from Sept. 22, 1893, until paid with interest at 10% per annum and an attorney's fee of \$2500. and that said mortgage be foreclosed and held to be a first lien on said property, and that the defendant and all persons claiming by, through or under him be forever barred from claiming any interest in and to the said premises after the time of redemption has expired, and that said property be sold to satisfy said judgment, costs and increased costs, as herein prayed for.

Motion for default, filed Dec. 20, 1893.

Order of default, filed Dec. 20, 1893.

Decree, filed Dec. 21, 1893, recited that on Dec. 21, 1893, said cause was regularly heard and the court being fully advised in the premises, finds all the material allegations alleged in said petition to be true; that said property conveyed by said mortgage as security for the debt aforesaid, and in said mortgage described, is as follows:

NE $\frac{1}{4}$; and W $\frac{1}{2}$ of SE $\frac{1}{4}$ and E $\frac{1}{2}$ of SW $\frac{1}{4}$ and SW $\frac{1}{4}$ of S7 $\frac{1}{2}$ of Sec. 24 Twp. 27 N of R 3 E. W. M. Also NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec. 26 Twp. 27 N of R 3 E. W. M. Also NW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24 Twp. 27 N of R 3 E. W. M. except that port on included in the original townsite of Edmonds, excepting further that certain five acre tract deeded by George Brackett to John Anderson, situate, lying and being in the NE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24 Twp. 27 N of R 3 E. W. M., and including also in this conveyance that certain tract of land beginning at the Northeast corner of Lot 2 in Sec. 24 Twp. 27 N of R 3 E. W. M. thence running southerly 30 rods, thence westerly 80 rods, thence northerly 30 rods, thence easterly 80 rods to the place of beginning, containing 15 acres, more or less.

Also that certain tract of land commencing at a point 360 feet northeasterly of the northeast corner of Lot 6 in Block 14 in the Original plat of Edmonds, thence running in a northeasterly direction along the west line of the County road to the north line of Lot 2 in Sec. 24 Twp. 27 N of R 3 E., thence west to the line of highwater mark of Admiralty Inlet; thence southwesterly following the government meander line to a point 360 feet southeasterly of the intersection of the north line of said Lot 6 in Block 14 and the Government meander line, thence easterly to the place of beginning, together with all littoral and riparian rights incident and appurtenant thereto, and all the preemptive rights of purchase of the tide lands in front thereof from the state.

The above described lands include the City of Edmonds as the same appears by the plat of the City of Edmonds now on file in the office of the Auditor of said County, the said plat being laid off on the W $\frac{1}{2}$ of the SE $\frac{1}{4}$ and the E $\frac{1}{2}$ of the SW $\frac{1}{4}$ and a portion of the NW $\frac{1}{4}$ of SW $\frac{1}{4}$ all in Sec. 24 and a portion of Lot 2 in Sec. 23 all of said tracts of Twp. 27 N of R 3 E. W. M. as herein above described.

The mortgagor excepts from his mortgage such lots and blocks of the said city of Edmonds as have been heretofore sold by it. The Lots and Blocks of the city of Edmonds hereby conveyed and covered by this mortgage are particularly described as follows, to wit:

All of Blocks 35 to 44 inclusive, and Blocks 63, 64, 65, 68, 69, 70, 71, 72, 73, 74, 75, 76, 78, 81, 82, 83, 84, 85, 90, 91, 92, 94, 102, and 180 in the City of Edmonds as the same appears by the plat of said City of Edmonds.

Also Lots 1 to 37 inclusive in Block 66; Lots 4 to 38 inclusive in Block 67; Lots 25 to 38 inclusive in Block 77; Lots 1 to 18 inclusive and 21 to 38 inclusive in Block 79; Lots 1, 2 and 4 to 38 inclusive in Block 80; Lots 1 to 38 inclusive in Block 86; Lots 3 to 40 inclusive in Block 87; Lots 2, 7, 11 and 13 in and 14 to 30 inclusive in Block 88; Lots 1 to 7 inclusive and 9 to 40 inclusive in Block 89; Lots 4 to 20 inclusive in Block 93; Lots 5 to 9 and 11 to 37 inclusive and Lot 40 in Block 95; Lots 7 to 10 and 15 to 21, 23 to 36 inclusive and 39 and 40 of Block 96; Lots 7 and 10 and 14 to 27 inclusive in Block 97; Lots 4, 5, 7, 8, 13, 14, 17 to 20 inclusive, 29 to 33 inclusive and 36 in Block 98; Lot 1 and 4 to 10 inclusive, 13, 14, 15, 18, 20, 21, 24, 27, 29 and 38 in Block 99; Lots 1, 2 and 5 to 10, and 12 to 28 and 31 to 33 inclusive in Block 100; Lots 1, 2, 3, 6, 9, 12 to 18, 21 to 25, and 28, 29, and 31 to 34 inclusive in Block 101; Lots 21 to 34 inclusive in Block 119; Lots 9, 11, 12, 22, 30, 33, to 38 inclusive in Block 120; Lots 3, 4, 9, 10 and 15, 23, 26, 29, 30, 31, 34 and 35 in Block 121; Lots 3, 4, 7, 8, and 13 to 20, 23 to 26, 29 to 32 and 37 to 40 in Block 122; Lots 3, 6, 7, 13, 18, 19, 20, 25, 26, 36, 38, 39, 40, Block 123; Lots 1, 2, 11, 14, 15, 18, 19, 28, 29, 30, Block "D"; Lots 1, 2, 3, 4, 10, and 12 Block "E"; Lots 1, 4, 9, 11, 12, Block "H"; Lots 1 and 2 Block "J" as the same appears by the plat of the City of Edmonds.

Wherefore it is ordered, adjudged and decreed, that the said defendants pay the said plaintiff the sum of \$26,580 and costs, and interest thereon until paid at the rate of 8% per annum and a counsel fee of \$2300. and that said mortgage be foreclosed and held to be a first lien on said property, and said property be sold according to law in order to satisfy this judgment, costs and increased costs, and that all persons, including defendant, be forever barred from claiming any right, title or interest in and to said lands after the period of redemption has expired.

Done in open Court Dec. 21, 1893,

(Signed) John C. Denney, Judge.

Motion for confirmation of sale, filed Mch. 14, 1894.

Petition of intervention of James H. Bishop, filed Mch. 19, 1894.

- Case 2077. 4.

~~Summons and return~~, filed - - shows personal service on Jacob Furth, and the Minneapolis Realty & Investment Company, by service on the Secretary of said Company, in King County, on Mch. 15, 1894.

Motion and objections to sale and confirmation of sale, filed Mch. 19, 1894.

Motion to strike the motion and petition of James H. Bishop from the files, filed April 5, 1894.

Demurrer of defendant to said petition of James H. Bishop, filed April 7, 1894.

Order of sale, filed Mch. 14, 1894

Proof of publication of notice of sheriff's sale, filed - - 1894 is made by the printer and publisher of the Democrat, a weekly newspaper printed and published in said County and State, and of general circulation therein to the effect that the annexed notice of sheriff's sale was published in said newspaper proper and not in supplement form and is a true and correct copy of the original notice as it was published in the regular and entire issue of said paper for a period of five consecutive weeks, commencing Jan. 18, 1894, ending Feb. 15, 1894, and that said paper was regularly distributed to its subscribers during all said period. Said printed copy gives notice that said sheriff will on Monday Feb. 19 1894, at 2 o'clock P. M. of said day at the Court House door in the City of Snohomish, Snohomish County, Washington, sell all right, title and interest of said defendant in and to the above described premises, at public auction to the highest and best bidder for cash.

Sheriff's return of sale, filed - - 1894, recites that said sheriff levied pursuant to said order of sale of Jan. 16, 1894, on all the interest of said defendants in the above described real estate by filing a copy of said order of sale with the Auditor of Snohomish County, advertised said sale, caused due and legal notice to be published, and on the day set attended said sale and offered the described premises for sale, whereupon Jacob Furth, being the highest and best bidder, therefore the said described premises were struck off to the said Jacob Furth for the sum of Twenty Thousand Dollars, which was the highest price bid therefor, which I hereby acknowledge to have received therefor.

Order confirming sale, filed and dated Mch. 14, 1894.

(Signed) John C. Denney, Judge

ORDER CONFIRMING SALE: Filed Jun. 29, 1911; This cause coming on now to be heard, upon motion of the plaintiff for confirmation of the sale of lands herein had on February 19, 1894.

And it appearing to the court from an examination of the files and returns herein, that on the 19th day of February, 1894, the sheriff of the county, pursuant to the order of sale issued out of said court, sold to the said plaintiff, Jacob Furth, the lands set out in the complaint herein, for the sum of Twenty Thousand (20,000) Dollars, then bidden by the said plaintiff;

And it further appearing that proper notice of said sale was regularly given by the sheriff, and said sale regularly conducted in all respects in accordance with the rules of this court and the statutes of this state, and that said plaintiff was the highest and best bidder for said property and that he has satisfied the judgment herein to the extent of Twenty Thousand (20,000) Dollars,

And it further appearing that the only objections which have been filed to said sale, within the time allowed by law or at all, have been overruled;

NOW THEREFORE, IT IS ORDERED AND ADJUDGED that said sale be in all respects confirmed.

Dated this 29th day of June, A. D. 1911.

W. P. Bell, Judge.

ORDER: Filed Jun. 29, 1911; Now upon plaintiff's motion to strike the petition in intervention of James H. Bishop, filed herein March 18, 1894, the attorneys for said Bishop consenting, IT IS ORDERED that said motion be and the same is hereby granted and said petition of James H. Bishop stricken.

And further, upon application of plaintiff, attorneys for said James H. Bishop consenting, IT IS ORDERED that the objections to the sale and confirmation thereof filed by said James H. Bishop March 18, 1894, be and the same are hereby overruled.

Done in open court this 29th day of June, A. D. 1911.

W. P. Bell,
Judge.

Inst. No. 46

Office No. 74.

Jacob Furch.

Order of Sale.

--vs--

Filed Jan. 16, 1894, 2.30 p.m.

Minneapolis Realty & Investment
Company, a corporation.

Vol. 2 Writs of Att. page 25.

The amount of this order of sale is \$26,580. with interest and costs, and affects lands described as:-

NE $\frac{1}{4}$ and W $\frac{1}{4}$ of SE $\frac{1}{4}$ and E $\frac{1}{4}$ of SW $\frac{1}{4}$ and SW $\frac{1}{4}$ of SW $\frac{1}{4}$ all in Sec. 24, Twp. 27 N of R 3 E. Also NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec. 26, Twp. 27 N of R 3 E. also NW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24, Twp. 27 N of R 3 E. except that portion included in the original townsite of Edmonds, excepting further that certain five acres of land deeded by George Brackett to John Anderson lying and being in the NE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24, Twp. 27 N of R 3 E., and including also in this conveyance that certain tract of land beginning at the Northeast corner of Lot 2, Sec. 24, Twp. 27 N of R 3 E. running thence Southerly 30 rods, thence Westerly 80 rods; thence Northerly 30 rods, thence Easterly 80 rods to the place of beginning, containing 15 acres. (and other lands).

The lands covered by this mortgage are particularly described as:--

Lots 23 and 24 of Block 122 of City of Edmonds.

82

James Hagan, as Sheriff of
Snohomish County, Washington.

To

Jacob Furth.

Sheriff's Certificate.

Dated Feb. 19, 1894.

Filed Mch. 14, 1894, 2.35 p m.

Vol. 35, Deeds, page 260.

Con. \$20,000.

Said sheriff certifies that by virtue of an order of sale issued out of the Superior Court of the state of Washington, in and for Snohomish County, in the action of Jacob Furth, plaintiff, Vs. Minneapolis Realty & Investment Company, a corporation, defendant, rendered and entered Dec. 21, 1893, tested Jan. 12, 1894, duly directed and delivered to said sheriff commanding him to levy upon and sell the property hereinafter described belonging to said defendant to satisfy the judgment in said action amounting to the sum of \$26,580 with interest, costs and increased costs; that he duly levied on and on Feb. 19, 1894, a 2 p m. at the Court House door in said County sold at public auction, according to law, after due and legal notice, to Jacob Furth, who made the highest and best bid at such sale for the sum of \$20,000. the following described property:

NE $\frac{1}{4}$; W $\frac{1}{2}$ of SE $\frac{1}{4}$; E $\frac{1}{2}$ of SW $\frac{1}{2}$ and SW $\frac{1}{4}$ of SW $\frac{1}{2}$ of Sec. 24 Twp. 27 N of R 3 E. W. Also NE $\frac{1}{4}$ of NE $\frac{1}{2}$ of Sec. 26 Twp. 27 N of R 3 E. W. M also NW $\frac{1}{4}$ of SW $\frac{1}{2}$ of Sec. 24 Twp. 27 N of R 3 E. W. except that portion included in the original townsite of Edmonds, and excepting further that certain 5 acre tract deeded by George Brackett to John Anderson, situate, lying and being in NE $\frac{1}{4}$ of SW $\frac{1}{2}$ of Sec. 24 Twp. 27 N of R 3 E. W. M. and including also in this conveyance that certain tract of land beginning at the Northeast corner of Lot 2 in Sec. 24 Twp. 27 N of R 3 E. W. M. thence running Southerly 30 rods, thence Westerly 80 rods, thence Northerly 30 rods, thence easterly 80 rods to the place of beginning, containing 15 acres.

(and Other lands)

The lots and blocks in the city of Edmonds hereby conveyed and covered by said mortgage are particularly described as follows:

Lots 23 and 24 of Block 122 of City of Edmonds.

That the said property was sold in one parcel and subject to redemption according to law.

Sheet No. 83

James Hagan, as Sheriff of
Snohomish County, Washington.

Sheriff's Deed.

To

Dated Feb. 21, 1895.
Filed Feb. 15, 1895, 11.50 a m.
Vol. 37, Deeds, page 445.
Con. \$20,000.

Jacob Furth.

Recites that whereas by virtue of a certain order of sale issued out of the Superior Court of the State of Washington in and for Snohomish County, in the action of Jacob Furth, plaintiff, Vs Minneapolis Realty & Investment Company a corporation, defendant, attested Dec. 21, 1893 duly directed and delivered to the said sheriff commanding him to levy on and sell the property hereinafter described, at public auction according to law, to satisfy said judgment, and

Whereas in pursuance of said order of sale said sheriff did levy on and on Feb. 19, 1894, at 2 o'clock P. M. at the Court House door in said County, did sell said premises according to law, after due and legal notice, to second party, herein who was the highest and best bidder therefor at such sale for the sum of \$20,000., and

Whereas on Mch. 14, 1894, said Court duly confirmed said sale, and whereas the time allowed by law for the redemption of said premises has expired without such redemption having been made:

Now, therefore, first party in pursuance of said order of sale and the statutes in such case made and provided and in consideration of the payment of said sum of money, the receipt of which is hereby acknowledged grants, bargains, sells, and conveys unto second party, heirs and assigns, lands in said order of sale described as:

NE $\frac{1}{4}$; and W $\frac{1}{2}$ of SE $\frac{1}{4}$ and E $\frac{1}{2}$ of SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24 Twp. 27 N of R 3 E. W. M. Also NE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24 Twp. 27 N of R 3 E. W. M. Also NW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24 Twp. 27 N of R 3 E. W. M. excepting that portion included in the original to wit of 14 acres, and excepting further that certain 5 acre tract located by George Lindahl to John Anderson, situate, lying and being in NE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24 Twp. 27 N of R 3 E. W. M. and including also in this deed that certain tract of land beginning at the Northeast corner of Lot 2 in Sec. 24 Twp. 27 N of R 3 E. W. M. thence running South 30 rods, thence Westerly 30 rods, thence North 30 rods, thence East 30 rods to the place of beginning, containing 15 acres.
(and other lands)

The lots and blocks of the City of Edmonds hereby conveyed are particularly described as:

Lots 24 and 25 of Block 122 of City of Edmonds.

Ack. Feb. 21, 1895, before J. V. Bowen, a Justice of the Peace in and for Washington, residing at Snohomish, by said Sheriff (J. Hagan) Con. Ex. April 2, 1898. A pended is the certificate of the Clerk of said Court that the foregoing was duly entered by the Clerk of the Court of levies of real estate on Mch. 12, 1895. (Book of the Court of levies)
Sheet No. 84

Inst. No. 49

Office No. 187.

Jacob Furth, and L. A. Furth, his wife, by Jacob Furth, her attorney in Fact. Quit-claim Deed.

Dated Sept. 6, 1895.

Filed Sept. 13, 1895, 4.21 p m.
Vol. 38, Deeds, page 360.

To

Puget Sound Machinery Depot, a corporation.

Con. \$1.

First party remises, releases and quit-claims unto second party, successors and assigns, lands in Snohomish County, Washington, described as:

NE $\frac{1}{4}$; W $\frac{1}{2}$ of SE $\frac{1}{4}$, and E $\frac{1}{2}$ of SW $\frac{1}{4}$ and SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24, Twp. 27 N of R 3 E. W. M. NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec. 26, NW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24 Twp. 27 N of R 3 E. W. M. except that part included in the original townsite of Edmonds, and excepting further that certain 5 acre tract deeded by George Brackett to John Anderson situate, lying and being in NE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 24 Twp. 27 N of R 3 E., and including in this conveyance also that certain tract of land beginning at the Northeast corner of Lot 2, Sec. 2 Twp. 27 N of R 3 E. W. M. thence running Southerly 30 rods, thence Westerly 80 rods, thence Northerly 30 rods, thence Easterly 80 rods to the place of beginning, containing 5 acre, more or less. (and other lands)

The lots and blocks hereby released and covered by this deed are particularly described as:

Lots 23 and 24 of block 122 of City of Edmonds.

Ack. Sept. 6, 1895, before R. V. Ankeny, a Notary Public in and for Washington, residing at Seattle by Jacob Furth for self and as said Attorney in Fact. (Seal, Com. Ex. Mch. 11, 1899)

Sheet No. 85

Inst. No. 50

Office No. 259.

L. A. Furth, wife
of second party.

To

Jacob Furth.

Power of Attorney.

Dated Dec. 31, 1887.

Filed April 6, 1905, 9.55 a m.

Vol. 3, Powers of Atty. page 433.

First party makes, constitutes and appoints second party her true and lawful attorney in her name, place and stead, to grant, bargain, sell, convey, releases, mortgage, and release from mortgage any lands of the first party, and to sign, seal, acknowledge and deliver all instruments necessary as decided by said second party.

Ack. Dec. 31, 1887, before James L. King, a Notary Public in and for the City of San Francisco, California. (Seal)

Inst. No. 51

Articles of Incorporation

Dated Nov. 1, 1888.

of

Filed Mch. 10, 1908, 8.15 a m.

The Puget Sound Machinery Depot.

File No. 1398.

Recited that the undersigned have associated themselves together under the laws of the Territory of Washington in order to form a corporation to be known as The Puget Sound Machinery Depot.

The objects of this corporation are to carry on a machinery and mercantile business, with the principal place of business at Seattle: The time of existence of this corporation shall be Twenty years from date; Capital stock shall be \$15,000.

The affairs of this corporation shall be managed by a Board of three Trustees.

(Signed) W. H. H. Green.
P. M. Green.
J. H. Perkins.

Ack. Nov. 3, 1888, before John Arthur, a Notary Public in and for Washington, residing at - -. (Seal)

Appended is the certificate of J. P. Agnew, Auditor of King County, Washington, that the foregoing is a true copy of said Articles of Incorporation as of record in his office in Vol. 3, Art. of Inc. page 62.

Dated Nov. 5, 1907. (Seal of Auditor of King County)

87

Inst. No. 52

Office No. 277.

Jacob Furth.

Affidavit.

to

Filed Jun. 29, 1911, 8.43 A. M.

The Public.

Vol. 139 Deeds, page 315.

Jacob Furth being duly sworn deposes and says: I am the party who as trustee received an assignment of a certain mortgage executed by the Minneapolis Realty and Investment Company to George Brackett on Mar. 22, 1893, which assignment was filed in Snohomish County, Washington, Sept. 27, 1893, in Vol. 23 of Mortgages at page 604 and I am the same party, who as plaintiff, prosecuted action No. 2077 in Superior Court of State of Washington for Snohomish County and who received a sheriff's deed, dated Feb. 21, 1895 and filed Mar. 15, 1895, and recorded in Vol. 37 of Deeds, at page 445, records of Snohomish County, including the NE $\frac{1}{4}$ of Sec. 24, Twp. 27 N. R. 3 E. W. M., and I am the same party, who later executed a deed to said described property to the Puget Sound Machinery Depot, which deed was filed Sept. 13, 1895, and of record in Vol. 38 of Deeds at page 360 records of said County.

Affiant further states that as trustee he took the title to said property in trust for himself and for a number of other persons whose names affiant does not at this time recall; that the purpose of said trust was the collection of the said notes and the foreclosure of said mortgage; that said trust was carried out and the proceeds thereof delivered to the parties entitled thereto, and that affiant in all things fully executed said trust and that all proceedings had thereunder were fully in accordance with the terms of said trust. Further affiant saith not.

Subscribed and sworn to June 1st, 1911, before Thos. M. Askren, Notary Public in and for Washington, residing at Seattle.

(Seal, Com. Ex. Jun. 22, 1912).

88

Inst. No. 53

Office No. 43

George Brackett and Etta E.
Brackett, his wife.

to

Puget Sound Machinery Depot,
a corporation.

Quit Claim Deed.

Dated Sept. 5, 1895.

Filed Sept. 13, 1895, 4:20 P.M.

Vol. 39 Deeds, page 68.

Consideration \$4800.

First party quit claims unto second party, successors and assigns,
lands in Snohomish County, Washington, described as:

Lot 23, Block 122, Plat of the City of Edmonds.

Ack. Sept. 5, 1895, before Geo. F. Aust, Notary Public in and
for Washington, residing at Seattle.

(Seal, Com. Ex. Mch. 27, 1897.)

sheet no. 89

Inst. No. 52

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON
IN AND FOR SNOHOMISH COUNTY.

In the Matter of the foreclosure

of

Case No. 5364.

Snohomish County's Delinquency Certificates
for unpaid taxes for the year 1895 and prior years.

Application for Judgment, filed Oct. 29, 1901. Alleges that said County is a county of the State of Washington; and that said County is the owner and holder of two certain Certificates of Delinquency, issued in book form, bearing date the 9th day of May 1901, issued by C. L. Lawry, County Treasurer of said County, upon all lands and real estate in said County upon which taxes for the year 1895 and prior years were upon the 9th day of May 1901 unpaid and upon which no Certificate of Delinquency had been therefor issued, were duly filed in the office of the County Clerk on the 10th day of June, 1901. That said Certificates of Delinquency contain in the column marked "Description" a description of all the lands and real estate in said County, upon which taxes for the year 1895 and prior years were on said 9th day of May 1901 due and unpaid as aforesaid.

That said certificate contains in the column marked "Years" opposite each several description of land therein shown, the years for which the taxes upon each such description of land was delinquent on said 9th day of May 1901 up to and including the year 1895.

That said Certificates show in the column marked "total tax" "interest and costs due Jan. 31, 1898" opposite each such description of land in said certificates of delinquency the total amount of taxes due and unpaid upon each such description in the column marked "years" with interest on such total amount from the date of delinquency of such tax or taxes to Jan. 31, 1898.

That wherever the words "certificate issued" appear written or printed against or opposite any description of land in said certificates contained, a certificate has been issued to a purchaser from the County subsequent to the 9th day of May 1901, and for that reason said County does not by this application for judgment seek to foreclose any liens for taxes against any such description of land. That where the words "cancelled" "redeemed" "assigned" or "paid in full as per decree of U. S. Court dated April 18, 1901" or any of said words appear opposite any description of land contained in said Certificates said County does not by this application for judgment seek to foreclose any lien against any description or such description but as to said Snohomish County its lien against any such description has been duly satisfied and paid.

It is further alleged that each amount of taxes shown in said Certificates of Delinquency in the column marked "total tax, interest and costs due Jan. 31, 1898" shows the true and correct

amount of the taxes against the description of land set opposite thereto in the column marked "Description" for the years in the column marked "years" and that each and all of said taxes were duly and regularly levied by said Snohomish County for the years shown respectively and that each and all of said taxes as hereinbefore otherwise alleged are due and unpaid; that by reason of the premises there is now due and owing to said County, as taxes upon each of the descriptions of land in said Certificates contained, except as hereinbefore alleged, the full amount shown in said column marked "total tax, interest and costs due Jan. 31, 1898" with interest on each such amount from Jan. 31, 1898 at the rate of 15% per annum.

Prays for decree of first lien upon each description of land mentioned and described in said Certificates of Delinquency, except as hereinbefore excepted, and further excepted as to any lands described in said Certificates of Delinquency in which are written the words "objections filed" for the amount set opposite each such description of land in the column marked "total tax, interest and costs due Jan. 31, 1898" with interest as aforesaid, and for costs and disbursements herein to be apportioned among said several descriptions of land. That the Court decree that said lien be foreclosed and that said lands be sold to satisfy the judgment herein.

(Signed) H. D. Cooley,
County and Prosecuting
Atty. in and for Sno-
homish County, Wash.

(The following is the form of Certificate of Delinquency mentioned).
State of Washington)

ss
County of Snohomish)

Whereas the taxes, penalties, interest and costs, and costs for the years and as below and herein set forth, remain due and unpaid on the following described property, situated in Snohomish County, Washington, and no Certificates of Delinquency having been sold, made out or issued against such delinquent property to any person for said taxes.

Now, therefore, I, C. L. Lawry, Treasurer of Snohomish County, Washington, in compliance with the law, do hereby issue this Certificate of Delinquency in book form to Snohomish County, Washington, for said unpaid taxes, together with penalties, interest and costs due thereon as follows, to-wit:

91

Lots 21, 22, 23 of Block 122 of City of Edmonds.

(among other lands).

which said amount set opposite each description shall bear interest at the rate of fifteen per cent per annum from the first day of Feb. 1898 until paid. Said County may forthwith apply for a deed thereon.

Witness my hand and seal as Treasurer of the County, Washington, this 9th day of May 1901.

C. L. Lawry.

County Treasurer of Snohomish County

Order, filed Sept. 5, 1892; Orders date of filing of said Certificates of Delinquency changed to May 9, 1901 and record made accordingly.

(Signed) John C. Denney, Judge.

Summons and proof of publication of same. Said proof is made by C. W. Gorham, printer and publisher of the Snohomish County Tribune, a weekly newspaper printed and published in Snohomish, said County, and of general circulation therein, and that on May 24, 1901, it was the official paper for Snohomish County, Washington; that the annexed summons was published in said paper proper and in the regular and entire issue for a period of seven consecutive weeks, commencing July 5, 1901, and that said paper was regularly distributed to its subscribers during all of said period. Said Notice gives the title of Court, and run to all persons, owners and all unknown owners of the above described property, and that the plaintiff is the owner and holder of the above described certificates of delinquency for the years as mentioned, and describes the property described in this abstract, and recites the object of the action to be to foreclose tax liens as set out in the application for judgment herein.

92 This cause having this 29th day of October 1901, been brought on to be heard upon the application for judgment foreclosing the lien of Snohomish County against the several tracts and parcels of land set forth and described in those two certain certificates of delinquency issued in book form by the treasurer of said County, bearing date of the 9th day of May, 1901, and filed in the County Clerk's office of said County on the 10th day of June, 1901, for the taxes therein shown against each description for the year 1895 and prior years, except as to the descriptions therein contained against which are written or printed the words "Certificate issued" "Cancelled" "Redeemed" "Assigned" "Paid in full as per

decree of the U. S. Circuit Court, dated April 18, 1901" or "Objects filed" or either or any of said words, and it appearing the the Court from the proof of service on file herein that due and sufficient notice of said application for judgment has been given in the manner provided by law, by the publication of said notice for six successive weeks in the Snohomish County Tribune, the same being the official paper for said County and that more than sixty days have elapsed since the date of the first publication of said notice, and it further appearing from the records and files herein that no appearance has been made and no objections have been filed with reference to all descriptions of land in said certificates contained, against which are so written the words, "objections filed".

Now, upon the hearing of said matter on this day heard, the court at this time not considering the matter except as to those lands concerning which no objections have been filed, and upon proofs adduced, it appearing to the Court that the statements and allegations set forth in the application are true, the Court finds as follows. That all times hereinafter mentioned and set forth Snohomish County was, and now is, one of the Counties of the State of Washington, created and existing by virtue of the laws of the said State.

That on the 9th day of May 1901, taxes were due and owing to said County upon the several tracts and parcels of land hereinafter more particularly set forth and described for the years set opposite each such description of land in the column marked "years". That the total amount of such taxes so due and unpaid several tracts and parcels of lands for such years, with interest on said several sums to January 31, 1898, at the rate of 15 per cent per annum, was as hereinafter set forth opposite each said tract or parcel of land in the column marked "Total Tax, interest and costs due January 31, 1898". That on said 9th day of May 1901, the County Treasurer of said County issued to said Snohomish County certificates of delinquency upon the lands hereinafter described for the taxes so due and unpaid thereon for the years 1895 and prior years which said certificates were issued in two certificates in book form, and were filed in the office of the County Clerk of said County on the 10th day of June, 1901, That said certificates of delinquency contains description of all lands and real estate in said County, upon which the taxes for the year 1895 and prior years were on the 9th day of May, 1901, due and unpaid as aforesaid.

That the said certificates contain in the column marked "years" opposite each several descriptions of land therein shown the years for which the taxes upon each such description was delinquent on said 9th day of May 1901, up to and including the year 1895, and in the column marked "Total Tax, interest and costs due Jan. 31, 1898" opposite each such description of land, the total tax due and unpaid upon each such description of land for the years shown

against each such description in the column marked "Years" with interest on such total amount from the date or dates of delinquency of such taxes to January 31, 1898. That subsequent to the issuance of said certificates the taxes have been paid upon a great number of the tracts and parcels contained in and covered by said certificates, but that whenever such taxes have been so paid upon any such tract or parcel the words "Certificate issued" or the word "Assigned" or the word "Redeemed" has been written or stamped upon such certificate opposite the description of such tract or parcel of land. That since the issuance of said certificate as aforesaid, the taxes upon a portion of said lands have been cancelled, but that in each case where the taxes upon any tract or parcel of land have been so cancelled, the word "Cancelled" has been written upon such certificate opposite the description of such tract or parcel of land. That since the issuance of said certificate as aforesaid the taxes upon a portion of said lands have been paid in pursuance of a decree of the United States Circuit Court for the District of Washington, Northern Division, but that there has been stamped upon said certificate opposite each tract or parcel of land the words "Paid in full as per decree of U. S. Circuit Court dated April 18, 1901". That each amount of taxes shown in said certificates of delinquency in the column marked "Total Tax, interest and costs due Jan. 31, 1898, shows the true and correct amount of taxes due and unpaid upon said last named date upon the description of land set opposite thereto in the column marked "Years" and that each and all of said taxes were duly and regularly levied by said Snohomish County, for the years shown respectively, and that each and all of said taxes except as heretofore otherwise found are still due and unpaid, and that Snohomish County now has a valid lien against each description of land for the years so set opposite it in said certificates, with interest thereon from the 31st day of January, 1898, at the rate of 15 per cent per annum.

It is therefore, ordered, adjudged and decreed that Snohomish County do have and recover judgment against each tract and parcel of land hereinafter more particularly set forth and against which the words "Certificate issued", "Cancelled", "Redeemed", "Assigned", "Paid in full as per decree of U. S. Circuit Court dated April 18, 1901", or "Objections filed" are not written or printed, for the amount shown against each such tract or parcel of land, respectively, in the column marked "Amount of Judgment", which said judgment shall be a several judgment against each tract or lot of land hereinafter described in the amount set opposite thereto in the column marked as aforesaid.

Dated Oct. 29, 1901.

John C. Denney, Judge.

94

5364-----6.

Notice of Tax Judgment Sale. Filed Dec. 20, 1902. Gives public notice that pursuant to a real estate tax judgment in the Superior Court of the State of Washington for the County of Snohomish, and an order of sale duly issued by said Court, entered Oct. 29, 1901, and directed to the sheriff and delivered to said sheriff, in proceeding to foreclose tax liens upon real estate as per the provisions of law, said sheriff will, on Nov. 9, 1901, at 10 o'clock A.M. at the front door of the Court House at said City of Everett, in said County and State, sell the following described lands or lots, or so much of each of them as shall be sufficient to satisfy the amount of taxes, assessments, interest and costs, adjudged to be due thereon as follows, to-wit:

Lots 21, 22, 23 and 24 of Block 122 of the Plat of City of Edmonds.

(Among other lands, the lands described in this Abstract).

for the full amount of the judgment against each of said descriptions reference is hereby made to the judgment in cause No. 5364, which was filed with the Clerk of said Court Oct. 29, 1901, and which will be in the office of the County Treasurer for inspection up to the time of such sale.

That the purchaser of any of said lands at such sale will be required to pay, entitling him to a deed therefor, in addition to the amount of the judgment against said lands, all unpaid taxes thereon subsequent to 1895, such unpaid taxes being, for the conveyance of prospective purchasers at such sale, set opposite each description of land contained and included in said judgment of foreclosure.

In Witness Whereof, I have herunto affixed my hand and seal this 29th day of October, A. D. 1901.

(Signed) C. L. Lawry, Treasurer of
Snohomish County, Washington.

By W. R. Booth, Deputy.

Treasurer's return of Tax Sale, filed Dec. 20, 1902, C. L. Lawry, County Treasurer of Snohomish County, Washington, certifies

95

that in accordance with a certain judgment and order of sale in the above entitled cuase made and entered in the Superior Court of the State of Washington, in and for said County, on the 29th day of Oct. 1901 to him directed and delivered, did on the 9th day of Nov. 1901, between the hours of 9 o'clock A.M. and 4 o'clock P.M. after first having given due and legal notice of the time and place of said sale by posting notices thereof for ten consecutive days in three public places in said county, one of which was at the Sheriff's office, a copy of which is hereto affixed and made a part hereof, offer for sale at public auction the several tracts, pieces and parcels of land hereinafter in said judgment and order of sale mentioned, to the parties or party offering to pay the amount of the judgment, taxes, penalties, interest and costs due on each of such tracts, pieces or parcels of land for the least quantity thereof, taken from the east side of each such tract, piece or parcel of land. Said sale continuing from said 9th day of November 1901 up to and including the 23rd day of Sept. 1902. That at such sale the parties whose names hereinafter appear opposite the description of the several tracts, pieces or parcels of land hereinafter described offered to pay the amount of the judgment due thereon for the quantity thereof set opposite thereto, and that said quantity was the least quantity thereof that the said parties would accept for the amount so offered, and there was no party offering to pay the amount of said judgment for a less quantity thereof than that hereinafter mentioned.

Wherefore, I did on and between the dates above set forth strike off and sell the following described pieces, or parcels of lots and real estate situated in said County, in the quantities for the amounts and to the parties named opposite thereto, as follows:

Lots ~~23~~ and 24 of Block 122 of City of Edmonds, was sold to County of Snohomish for the full Amount of the unpaid taxes.

Lots ~~21~~ and 22 of Block 122 of the plat of City of Edmonds was sold to David Perkins for the full amount of the taxesthen unpaid.

(and other lands not included in this abstract).

That at such sale no bids were received from any party or parties upon any of the remaining lots, tracts or parcels of land covered by said judgment and order of sale, and that thereupon and for that reason he did on the 23rd day of Sept. 1902, strike off and sell the said remaining tracts, pieces or parcels of land to Snohomish County, for the full area of each tract, piece or parcel of land for the full amount of all taxes, penalties, interest and costs due thereon.

Dated at Everett, Washington, Dec. 18, 1902.

C. L. Lawry, Treasurer.

By W. R. Booth, Deputy.

99

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR
SNOHOMISH COUNTY.

Puget Sound Machinery Depot, a
corporation.

Plaintiff.

Vs.

Case No. 5592.

The County of Snohomish and C. L.
Lawry as Treasurer thereof.

Defendants.

Summons and Complaint, filed Oct. 29, 1901; said complaint states the plaintiff is a corporation existing under the laws of the State of Washington; that the County of Snohomish is a legal and political sub-division of the State of Washington, existing under the laws of said State, and that C. L. Lawry is the duly elected and qualified and acting Treasurer of said County; that the plaintiff is the owner of the lands described in Schedule "A" hereto attached to this complaint, and has been the owner for more than the last five years past; that said lands were assessed by the County Assessor of said County for the years 1892 to 1900 inclusive, as shown by said schedule; that said assessments, each and all of them were made by the Assessor without having seen the said lands and in total ignorance and without regard to the value of said lands; that such assessments are illegal, fraudulent and detrimental to the plaintiff; that the Treasurer under the laws of the State is now preparing to sell each and every one of the said tracts of land set forth in said schedule; that said fraudulent assessments constitute a cloud upon the title of said property.

Plaintiff prays that said assessments be declared null and void and that said assessments be stricken from the roll of the Treasurer of said County for said years.

Schedule "A".

City of Edmonds: Block 35, lots 1 to 20; Block 36, lots 1 to 40; Blocks 37, 38, 39, 40, 41, 42, 43, 44, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, and lots 1 to 17 and 21 to 38; in Block 80, lots 1, 2, 4 to 19, 21 to 38; Blocks 81, 82, 83, 84, 85; in Block 86, lots 1 to 20, and 36 and 35; Block 87, lots 3 to 13, 35 and 38, 39 and 40; Block 88, lots 13 to 30, Block 89; Lots 1 to 7, and 9 to 40; Blocks 90, 91; Block 92, lots 1 to 20; Block 93, lots 6 to 20; Block 94; Block 95, lots 9, 11 to 23, 25 to 37 and 40; Block 96, lots 8 to 10, 14 to 20, 22 to 34, 39 and 40; Block 97, lot 7; Block 98, Lots 4 and 5, 7, 8, 10 and 11, 13, 14, 17 to 19, 29 to 33; Block 99, Lots 1, 4, to 6, 7 to 10, 13 to 15, 19, 20 and 24, 30 to 35, 36, 37 and 38; Block 100, lots 1, 2, 4, to 9, 12 to 29, 31 to 38; Block 101, lots 1 to 3, 6 to 10, 4, 12, to 19, 21 to 35; Block 102; Block 109, lots 21 to 34; Block 120, Lots 30, 33 to 38; Block 121, 3, 4, 9, 10, 14, 15, 23 and 26, 29, 30, 31, 34 and 35; Block 122, Lots 2, 3, 4, 8, 13 to 20, 23 to 26, 29 to 32, 37 to 39 and 40; Block 123, Lots 13, 18 to 20, 25 and 26

Case 5592. 2.

Block 130, Lots 18 to 29; Block "D", Lots 15, 18 and 19; Block "E", lots 3, 4, and 8 to 12; Block "H", lots 11 and 12; Block "J", lots 1 and 2.

$E\frac{1}{2}$ of $NE\frac{1}{4}$, and $W\frac{1}{2}$ of $NE\frac{1}{4}$ of Sec. 24, Twp. 27 N of R 3 E.

Commencing at a point 360 N Ely of the N E corner of Lot 6, Block 14 in the original plat of Edmonds, running thence in a N Ely direction along the W line of the County road to the N line of Lot 2 Sec. 24 Twp. 27 3 E then ce West to the line of high water mark of Admiralty Inlet, thence S Wly following the Government meander line to a point 360 feet N Ely of the intersection of the N line of Lot 6 said Block 14 and the government meander line thence E ly to the place of beginning.

Restraining order, filed Oct. 29, 1901.

Notice of Issue, filed Dec. 18, 1901.

Answer, filed Dec. 18, 1901.

Notice of trial, filed Mch. 11, 1902.

Judgment, filed June 12, 1902: states that said cause was regularly heard, on June 12, 1902, plaintiff failing to appear, either in person or by counsel, and the defendant having appeared by the County Attorney, and asked for dismissal of said cause by reason of the failure of said plaintiff to appear as aforesaid.

Now, therefore, it is hereby Ordered and Adjudged, that said cause be and the same is hereby dismissed.

Further ordered and adjudged that said defendants have and recover from said plaintiff their costs and disbursements herein to be taxed by the Clerk of said court.

Dated this 12th day of June, 1902.

John C. Denney, Judge.

Inst No. 56

Office No. 211

C. L. Lawry, Treasurer of
Snohomish County, Washington,

to

County of Snohomish.

Tax Deed,

Dated Nov. 6, 1902,

Filed Nov. 22, 1902, at 1:18 P. M.

Vol. 68 Deeds, page 288

Recites that whereas at a public sale of real estate held on Nov. 5, 1902, pursuant to a real estate tax judgment entered in the Superior Court of Snohomish County, Washington, on June 12, 1902, in proceedings to foreclose tax liens, upon real estate and an order of sale duly issued by said Court the second party herein duly purchased in compliance with the laws of the State of Washington the following lands in Snohomish County, Washington, to-wit:

Lot 23 in Block 122, City of Edmonds.

(and other lands not included in this abstract)

and the second party has complied with the laws of the State of Washington, necessary to entitle him to this deed.

Now Therefore, I, C. L. Lawry, County Treasurer of Snohomish County, Washington, in consideration of the premises, and by virtue of the statutes of the State of Washington in such cases provided, do hereby grant and convey unto second party, heirs and assigns, the real property hereinbefore described.

(Seal of County Treasurer)

Ack. Nov. 6, 1902, before G. W. Adamson, Deputy Clerk of Superior Court of Snohomish County, Washington, by said County Treasurer.

(Seal of Superior Court)

sheet no. 160

Inst. No. 57

Office No. 246

J. L. Lawry, County Treasurer

Certificate

By W.R. Booth, Deputy

Dated June 22, 1903

to

Filed Dec. 14, 1907, 8.05 a.m.

The County Auditor

Vol. 29 Misc. page 376

Recites: I hereby certify that the Official Seal as provided by Chapter 15 of Session Laws of 1903, has been regularly adopted and is the official seal of the County Treasurer of Snohomish County.

J. L. Lawry, County Treasurer

By W.R. Booth, Deputy

(Official Seal of Treasurer of Snohomish County)

(Endorsed) Filed June 22, 1903.

W. H. Ross,

County Auditor.

101

Inst No. 58

Office No. 204

C. L. Lawry, Treasurer of
Snohomish County, Washington.

to

James Brady

Treasurer's Deed

Dated Sept. 1, 1903,

Filed Sept. 21, 1903, 10:07 A. M.

Vol. 80 Deeds, page 304

Consideration \$36.00

Recites that whereas at a public sale of real estate held on Aug. 29, 1903, pursuant to an order of the Board of County Commissioners of the County of Snohomish, State of Washington, duly made and entered, and after first having given due notice of the time, place and terms of said sale, and whereas in pursuance of said order of said Board of County Commissioners, and of the laws of the State of Washington, and for and in consideration of the sum of \$36.00 lawful money of the United States of American, to me in hand paid, the receipt of which is hereby acknowledged, I have this day sold to James Brady, the following described real estate and which said real estate is the property of the County of Snohomish, and which is particularly described as follows, to-wit:

Lot 23 in Block 122, of the Plat of the City of Edmonds.

(and other lands not included in this abstract)

the said James Brady being the highest and best bidder at said sale, and the said sum being the highest and best sum bid at said sale,

Now Therefore, know ye that I, C. L. Lawry, County Treasurer of said County of Snohomish, State of Washington, in consideration of the premises and by virtue of the statutes of the State of Washington, in sheet no. 102

such cases made and provided, do hereby grant and convey unto James Brady, heirs and assigns, forever, the said real estate hereinbefore described, as fully and completely as the said party of the first part can by virtue of the premises convey the same.

(Seal of the County Treasurer)

Inst No. 507

Office No. 337

James Brady and Margaret Brady,
his wife,

to

F. W. Peabody,

Deed,

Dated Nov. 2, 1903,

Filed Nov. 10, 1903, 11:50 A. M.

Vol. 79 Deeds, page 449

Consideration \$1.00

First party releases, remises and quit claims unto second party,
heirs and assigns, lands in Snohomish County, Washington, described as:

Lot 23 in Block 122 of Plat of Town of Edmonds.

(and other lands not included in this abstract)

Ack. Nov. 2, 1903, before S. F. Street, Notary Public in and for
Washington, residing at Edmonds.

(Seal, Com. Ex. Nov. 19, 1903)

sheet no. 104

Inst No. 64

Office No. 521

Puget Sound Machinery Depot,
a corporation, by Thomas M. Green,
President, Attest E. I. Garrett,
Secretary,

to

George F. Meacham,

Quit Claim Deed,

Dated Jan. 28, 1907,

Filed Feb. 15, 1907, 8:11 A. M

Vol. 103 Deeds, page 583

Consideration \$1.00

First party sells, conveys and quit claims unto second party land
in Snohomish County, Washington, described as:

Lot 23, Block 122, of the Plat of the City of Edmonds.

(and other lands not included in this abstract)

In Testimony whereof the first party has caused these presents to
be executed and its corporate seal to be hereunto affixed the day and
year 1st above written.

(Corporate seal)

Ack. January 28, 1907, before D. B. Trefethen, Notary Public in
and for Washington, residing at Seattle, by said officers for said cor-
poration.

(Seal, Com. Ex. Sept. 30, 1910)

sheet no. 105

Inst No. 61

Office No. 268

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR SNOHOMISH
COUNTY

F. W. Peabody and Kittie A. Peabody,
his wife,

Plaintiff,

vs

George F. Meacham and Jane Doe Meacham,
his wife, whose true christian name is
unknown to plaintiff,

Defendants,

Lis Pendens,

Dated April 10, 1907,

Filed April 10, 1907, 4:45 P.M

Vol. 4 Lis Pendens, page 242

The object of this action is to obtain judgment against defendants
determining the pretended claim and interest of a quit claim deed dated
January 28, 1907, on lands in Snohomish County, Washington, described as:

Lot 23 in Block 122, of the Plat of the City of Edmonds.

(and other lands not included in this abstract)

Inst No. 62

Office No. 702

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR SNOHOMISH
COUNTY

F. W. Peabody,
Plaintiff,

Lis Pendens,

Dated

vs

Filed June 18, 1907, 11:40 A. M.

George F. Meacham and Jane Doe
Meacham, his wife,

Vol. 4 Lis Pendens, page 252

Defendants,

The object of this action is to quiet title; action has been commenced and is now pending and the title to the following described property is involved:

Lot 23 in Block 122, of the Plat of the City of Edmonds.

(and otherlands not included in this abstract)

63

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON
IN AND FOR THE COUNTY OF SNOHOMISH.

F. W. Peabody and Kittie A

Peabody, his wife, Plaintiffs.

vs

George F Meacham and Jane Doe Meacham

No. 8465.

his wife, whose true christian name is
unknown to plaintiffs, Defendants.

SUMMONS: Filed Apr 10, 1907.

SUMMONS & COMPLAINT: Filed Apr . 10, 1907.

The above named Plaintiffs complain of the defendants herein
and for a cause of action respectfully allege and show to the Court:

I.

That at all the times hereinafter mentioned, the above named
plaintiffs were and now are the owners in fee simple and in the actual
possession thereof, of the following described real estate, situate in
Snohomish County, Washington, to-wit: Lots 1 to 40 inc. ^{in Block 36} in Block 36
in Block 37, Lots 1 to 40 inc in Block 42, Lots 1 to 40 inc in Block
43 Lots 21 to 40 inc. in Blk 44, Lots 1 to 40 inc in Blk 61 Lots 1 to
40 inc in Blk 62; Lots 21 to 40 in Block 63; Lots 1 to 40 in Block 64;
Lots 1 to 40 in Block 65; Lots 1 to 40 Inc in Block 66; Lots 14 to 18
Inc in Block 67; Lots 21 to 38 inc. in Block 67; Lots 1 to 20 inc. in
Block 72; Lots 1 to 17 inc in Block 79; Lots 31 to 38 inc. in Block 79
Lots 1 to 38 inc in Block 81; lots 1 to 15 inc. and 21 to 40 inc. in
Block 84; Lots 1 to 40 inc. in Block 85; lots 15 to 20 inc. in Block
Sheet No. 100

8465--2

36; Lots 1 to 40 inc. in Block 91; Lots 4 and 5 in Block 98; Lots 1 and Lots 4 to 10 inc. and Lots 12, 14, 15, 19, 20 and 24 in Block 99; Lots 1 and 2, 5 to 10 inc., 12 to 22 inc. and 31 to 38 inc. in Block 100; lots 6 to 9 inc., 12 to 18 inc., 21 to 25 inc. Lots 28 and 29 and Lots 31 to 34 inc. in Block 101, Lots 19 and 20 and 23 to 26 inc., 29 to 32 inc. in Block 122; Lots 13, 25 and 26 in Block 123, all of the plat of the City of Edmonds as the same is recorded in the office of the County Auditor of Snohomish County, Washington.

II.

That the above named defendants George F Meacham and Jane Dee Meacham, his wife, whose true christian name is unknown to plaintiff at all times herein mentioned were and now are husband and wife.

III.

Thatsaid defendants claim an interest in the above described real property and in each and every part thereof, adverse to these plaintiffs which claim is based upon a pretended quit claimed of date January 28th, 1907 executed by the Puget Sound Machinery Depot, a corporation of Seattle, Washington tosaid George F Meacham, which deed was bysaid defendant George F Meacham filed for record in the office of the County Auditor of said County upon the 18th day of February 1907 and was recorded and is of record in Volume 103 of Deeds on Page 583 records of said county.

IV.

That said deed, setoken and held bysaid defendant George F Meacham and so recorded by him as aforesaid, constitutes a cloud upon Sheet No 109

8465--3.

the title of the above named plaintiffs to the real property hereinbefore described.

WHIS HFORE, plaintiff's pray judgment determining the said pretended claim and interest of the above named defendants in and to the property hereinbefore described. That said defendants be adjudged to have no claim or interest in and to said property under and by virtue of said deed; that the cloud to said plaintiff's title to the property herein described arising from the record of said deed be removed and that said plaintiff's have and recover their costs and disbursements herein against said defendants, together with such other judgment and relief as to the court may seem just and proper and equitable in the premises.

Cosley & Moran, Plaintiff's attorney..

STATE OF WASHINGTON
COUNTY OF SNOHOMISH.

P. W. Peabody, being first duly sworn on oath deposes and says; that he is one of the plaintiffs mentioned in the foregoing complaint and makes this verification in their behalf, that he has read the foregoing complaint, knows the contents thereof and verily believes the same to be true.

P. W. Peabody.

Subscribed and sworn to before me this 23rd day of February, 1907

Wm. Shaller, Notary Public

in and for the State of Washington, residing at Everett.

Sheet No. 110

8465--4.

SHERIFF'S RETURNS: Filed May 8, 1907.

(Personal service on George F Meacham and Jane Dee Meacham
by L. C. Smith Sheriff of King County, Washington, by Fred Hult, Deputy
on April 18, 1907.)

LIS PENDENS: Filed Apr 10, 1907.

ORDER OF DEFAULT: Filed May 8, 1907.

Upon all therecords and files in this case and upon the affi-
davit of H. D. Cooley, this date filed herein, and upon motion of Messrs
Cooley & Moran, it is hereby ORDERED that the default of the above named
defendants be and the same is hereby declared and entered in the above
entitled cause.

Dated this 8th day of May A. D. 1907.

W. W. Black, Judge.

MOTION FOR DEFAULT: Filed May 8, 1907.

AFFIDAVIT FOR DEFAULT: Filed May 8, 1907.

State of Washington
ss
County of Snohomish.

H. D. Cooley, being first duly sworn on oath; says that he is
one of the attorneys for the plaintiffs above named that more than
twenty days have elapsed since the due and personal service
of notice and complaint herein was made upon the defendants above
named, and that said defendants have in no manner appeared in said
cause and that the said defendants are now in default.

H. D. Cooley.

Subscribed and sworn to before me this 8th day of May A.D. 1907
Sheet No ///

J. B. Stone, Notary Public

in and for the State of Washington, residing at Everett.

MOTION: Filed May 11, 1907.

AFFIDAVIT: Filed May 11, 1907

STATE OF WASHINGTON,)

County of Snohomish)

E. W. Bundy being first duly sworn upon oath deposes and says:
That he is one of the attorneys for the defendants in the above entitled action; that the Summons and Complaint in said action were served upon said defendants on or about the ___ day of April, 1907, that on the 24th day of April, 1907, the papers in said action were turned over to Alexander & Bundy with instructions to appear and defend said action that on the 26th day of April this affiant was in Everett and saw Mr J.E. Horan of the firm of Cooley & Horan, attorneys for plaintiff; that at said time this defendant stated to said Horan that said firm of Alexander & Bundy would appear for said defendants but that it would require some time to get an answer drawn and requested said Horan to permit said defendants such reasonable time as they would require for such answer,, and that it was agreed between said Horan and this affiant that a default should not be entered against the defendants; that as affiant is informed and believes, the said understanding between said Horan and this affiant was not communicated to Mr. Cooley of said firm of Cooley & Horan, who was in charge of said action. That after the expiration of the twenty days from the service of said summons the said Cooley,

8465--6.

without knowledge of said understanding between affiant and said Moran, caused a default to be entered against said defendant, and that such default was entered on the ___ day of May, 1907.

E. W. Bundy.

SUBSCRIBED and sworn to before me this 11th day of May, A.D. 1907

Earl W Husted, Notary Public

in and for the state of Washington, residing at Everett.

FINDINGS OF FACT AND CONCLUSIONS OF LAW: Filed May 8, 1907.

This case coming regularly on for trial upon this 8th day of May A. D. 1907 it appearing that the above named defendants had been duly and personally served with a summons and complaint as required by law and said defendants having failed to appear in said cause in any manner whatever, and the legal term for so appearing having expired and the default of said defendants having been duly entered according to law and the plaintiffs having submitted its proofs in said cause, this Court finds the following Facts.

FINDING OF FACTS.

I.

That at all the times herein mentioned these plaintiffs were and now are the owners in fee simple and in the actual possession of the following described real estate situate in Snohomish County Washington, to-wit: Lots 1 to 40 inc. in Block 36; Lots 1 to 40 inc. in Block 37, lots 21 to 40 in Block 38; lots 1 to 40 in Block 34; Lots 1

Sheet

No. 113

8465--7.

to 40 in Block 65; lots 1 to 37 inc. in Block 66; lots 4 to 28 inc. in Block 67; lots 24 to 38 inc. in block 67; Lots 1 to 20 inc. in Block 72; lots 1 to 17 inc in Block 73; lots 1 to 38 inc. in Block 79; Lots 1 to 38 inc. in Block 81; Lots 1 to 15 inc and 21 to 40 inc. in Block 84; lots 1 to 40 inc. in Block 85; lots 5 to 20 inc. in Block 86; lots 1 to 40 inc. in Block 91; lots 4 and 5 in Block 98; lot 1 and lots 4 to 10 inc. and lots 13, 14 15, 19 20 and 24 in Block 99; lots 1 and 2, 5 to 10 inc., 12 to 18 inc., 21 to 25 inc. Lots 28 and 29 and Lots 31 to 34 inc. in Block 101; lots 19 and 20 and 25 to 26 inc. 29 to 32 inc. in Block 122; lots 13, 25 and 26 in Block 123, all of the plat of the City of Edmonds as the same is recorded in the office of the County Auditor of Snohomish County, Washington.

II.

That the above named defendants George F Meacham and Jane Doe Meacham his wife, whose true christian name is unknown to plaintiffs, at all the times mentioned herein were and now are husband and wife.

III.

That the defendants claim and interest in the above described real property and in each and every part thereof, adverse to these plaintiffs, which claim is based upon a pretended quit claim deed of date January 28th 1907 executed by the Puget Sound Machinery Depot, a corporation, of Seattle, Washington to said George F Meacham, which deed was by said defendant George F Meacham filed for record in the office of the County Auditor of said County upon the 15th day of February

8465--8.

1907 and was recorded and is of record in Volume 103 of deeds on Page 583 records of said County.

IV.

That due and proper notice of Lis Pendens was filed with the County Auditor of Snohomish County for record on the 10th day of April 1907 and is now on record in Volume IV of Lis Pendens at Page 242.

CONCLUSIONS OF LAW

That the above named plaintiffs are entitled to judgment herein determining and adjudging that the above named defendants have no claim or interest in and to the property hereinbefore referred to and under and by virtue of the deed hereinbefore referred to, and further adjudging that the cloud to said plaintiff's title to said property arising from the record of said deed be removed, and further adjudging that said plaintiffs have and recover their costs and disbursements against said defendants.

W.W. Black, Judge.

JUDGMENT: Filed May 8, 1907.

This cause coming regularly on for trial upon this 8th day of May 1907, it appearing that the above named defendants had each been duly and personally served with summons and complaint herein as required by law, and said defendants having failed to appear in said cause in any manner whatsoever, and the legal term for so appearing having expired, and the default of said defendants having been duly entered according to law, and the plaintiffs having duly submitted their proofs in said Sheet No. 115

cause and the court thereupon having found and entered its findings of fact and conclusions of law,

NOW THEREFORE in conformity with said findings of fact and conclusions of law it is hereby ADJUDGED and DECREED

I.

That the above named plaintiffs are the owners in fee simple of the lands and real estate situate in Snohomish County State of Washington hereinafter more particularly described, and that the above named defendants have no claim or interest in said property under and by virtue of that certain deed filed for record in the office of the County Auditor of Snohomish County, upon the 15th day of February 1907 and recorded and of record in Volume 103 of deeds on Page 583, records of said County.

II.

FURTHER ADJUDGED AND DECREED that the cloud to said plaintiffs title to the property hereinafter described arising from the record of said deed be and the same is hereby removed. Further ORDERED, ADJUDGED AND DECREED that the plaintiffs herein have and recover their costs and disbursements against said defendants, the sum to be fixed by the Clerk of said Court.

III.

That the property heretofore referred to is described as follows, to-wit:

lots 1 to 40 inc. in Block 36; lots 1 to 40 inc. in Block 37;

8465--10.

Lots 21 to 40 in Block 63; Lots 1 to 40 in Block 64; Lots 1 to 40 in Block 65; Lots 1 to 37 inc in Block 66; Lots 4 to 18 inc. in Block 67; Lots 24 to 38 inc. in Block 67; lots 1 to 20 inc in Block 72; Lots 1 to 17 inc. in Block 79; Lots 31 to 38 inc. in Block 79; lots 1 to 30 inc. in Block 81; and lots 21 to 40 inc. in Block 84; lots 1 to 40 inc. in Block 85; Lots 5 to 20 inc. in Block 86; Lots 1 to 40 inc. in Block 91; Lots 4 and 5 in Block 98; Lot 1 and lots 4 to 10 inc. and Lots 13, 14 15 19 20 and 24 in Block 99; Lots 1 and 2, 5 to 10 inc., 12 to 28 inc. and 31 to 38 inc. in Block 100; lots 6 to 9 inc., 12 to 18 inc. 21 to 25 inc. Lots 28 and 29 and Lots 31 to 34 inc. in Block 101, lots 19 and 20 and 23 and 29 and Lots 31 to 34 inc. in Block 101, Lots 19 and 20 and 23 to 26 inc. 29 to 32 inc. in Block 122; lots 13, 25 and 26 in Block 123, all of the plat of the City of Edmonds as the same is recorded in the office of the County Auditor of Snohomish County, Washington.

W. W. Black, Judge.

STIPULATION: Filed June 17, 1907.

It is hereby stipulated by and between the above named plaintiffs by their attorneys Messrs. Cooley & Moran and the above named defendants through their attorneys, Messrs Alexander & Bundy, that the material facts relative to the issues joined in the above entitled cause are as follows, to-wit:

I.

That the title to the above named plaintiffs to the property

8465--11.

mentioned and described in their complaint herein comes to them through a judgment of foreclosure made and entered in the Superior Court of the State of Washington for Snohomish County, in favor of Snohomish County on a foreclosure of a lien for taxes for the year 1895 and prior years. That judgment was entered in said foreclosure suit and the property mentioned and described in said complaint was duly sold under said judgment to satisfy the lien thereof, and that the above named plaintiff are now the owners and holders of said title as accrued under and by virtue of the sale under such judgment.

II.

It is further stipulated that this foreclosure sale is the same sale the validity of which was passed upon by the Supreme Court of the State of Washington, in the case of Washington Timber Etc. Co. vs Smith, reported in Volume 34 Wash. at Page 623.

III.

It is further stipulated that the title of the defendants Meacham and wife comes to them through certain quit claim deeds made, executed and delivered to them by the original owners of said property, which quit claim Deeds were so made, executed and delivered by said original record owners subsequent to the entry of the judgment in said tax foreclosure sale.

IV.

It is further stipulated that if said foreclosure suit was in all things lawful and regular, that the title of defendants grantors

Sheet No. 118

8568--12.

was and has been totally divested by reason thereof, and in such case the said defendants Meacham and wife have no legal right to said property or any part or portion thereof.

V.

It is further stipulated that findings be made and entered in the usual manner from the records of said foreclosure as filed in said Court.

Cooley & Horan, Plaintiffs' attorneys.

Alexander & Bundy, Defendants' attorneys.

FINDINGS OF FACT AND CONCLUSIONS OF LAW: Filed June 17, 1907.

The above entitled matter coming on for trial this 15 day of June 1907, upon the issues raised by the pleadings herein, and upon the stipulation of the parties hereto, duly filed herein, and upon said trial, plaintiffs appearing by Messrs Cooley & Horan, their attorneys and the defendants appearing by Messrs. Alexander & Bundy, their attorneys, and, upon the said stipulation together with the other evidence adduced upon said hearing and trial, the Court now makes the following as its findings of fact and conclusions of law herein :

FINDINGS OF FACT.

I.

That the above named plaintiffs, F. W. Peabody and Kittie A. Peabody, were husband and wife, and that the above named defendants George F. Meacham and Jane Doe Meacham, his wife, whose true christian name is unknown to plaintiffs, were at all times mentioned herein, and now are, husband and wife.

Sheet No. 119

II.

That the property mentioned and described in plaintiff's complaint herein was duly placed upon the assessment roll by the assessor and was duly assessed for taxation for taxes for the year 1895.

III.

That thereafter taxes were duly levied against said property for said year, which tax, together with other taxes for previous years, also duly levied and assessed, were permitted by the respective owners of said property to become delinquent.

IV.

That thereafter, on the 31st day of January, 1898, a certificate of delinquency covering said property for said year 1895, and for prior years, was duly issued by the County Treasurer of Snohomish County to Snohomish County.

V.

That thereafter, on the 9th day of May, 1901, the Treasurer of said County took said certificate of delinquency to the Office of the County Clerk of said County and delivered the same to the Deputy County Clerk to be filed in the office of the Clerk of the superior Court, and immediately thereafter withdrew said certificate of delinquency from the office of the said County Clerk for use in the office of the County Treasurer in completing a copy thereof.

VI.

120 That, at the time of said delivery of said certificate of delinquency to said Deputy Clerk, the said Deputy Clerk received said certificate

certificate of delinquency to be filed in said office, but wholly neglected to mark said certificate of delinquency as having been filed in said office, and wholly neglected to make any entry upon any of the books or records of said office showing that said certificate of delinquency had been filed therein.

VII.

That thereafter, on the 24th day of May, 1901, the publication of notice of foreclosure of said certificate of delinquency was commenced and that, after the commencement of the publication of said summons, to-wit, on the 10th day of June, 1901, said certificate of delinquency was returned to the County Clerk's Office to the County Clerk, his deputy not then being present, and that said County Clerk, not knowing of the previous delivery to his deputy, marked the same as filed June 10th, 1901, and entered the same upon the records as filed upon said last named date.

VIII.

That thereafter, on the 21st day of October, 1901, a default judgment was entered in said foreclosure proceedings against the property mentioned and described in plaintiffs' complaint.

IX.

That upon the judgment entered as aforesaid the property mentioned and described in said complaint was thereafter duly sold by the County Treasurer, and the same was duly bought in by Snohomish County, no other purchaser appearing therefor at said sale. That thereafter the

Sheet No. 121

8465--15.

said property was duly and regularly sold by said County at public auction in the manner provided by statute, and that plaintiff's title, if any such he has, rests upon said foreclosure proceedings and upon certain mesne conveyances subsequent to said foreclosure proceedings

X.

That after the entry of said default judgment and after the sale of said property by said County Treasurer of Snohomish County, to-wit, on the 5th day of Sept. 1902, the said Superior Court of Snohomish County made and entered an order in said foreclosure proceedings whereby the Clerk of said Court was directed to change the file marks upon said certificate of delinquency so as to show the same to have been filed on the 9th day of May, 1901, and to amend all the records in his said office to show said certificate to have been filed therein on the said 9th day of May, 1901, and that thereupon the said Clerk complied with said order and amended said records accordingly.

XI.

That except as hereinbefore set forth, the said certificate of delinquency was not in the office of the County Clerk until the 10th day of June, 1901, and that, until the said 10th day of June, 1901, there was no entry upon any of the records of said office to show that said certificate of delinquency had been filed on said 9th day of May, 1901, or on any other date whatsoever, and that from and after the said 10th day of June, 1901, until after the entry of said judgment and the said Treasurer's sale, to-wit: until the ___ day of ___ 1902, all of
Sheet No. 172

8465--26.

the files, records, and entries in the office of said Clerk affirmatively showed that said certificate of delinquency was filed on the 10th day of June, 1901.

XII.

That said order for said amendment on the 5th day of Sept. 1902 was wholly an ex parte order, and was made without any notice to the defendants to this action, or to any person through whom said defendants claim title to said property.

XIII.

The Court further finds that the defendants George V. Meacham and Jane Doe Meacham, his wife, whose true christian name is unknown to plaintiffs, claim to have title to said property through and under a Quit Claim Deed executed and delivered to said defendants subsequent to said foreclosure proceedings and subsequent to the sale of said property thereunder, which quit claim deed was so executed and delivered to said defendants by the Puget Sound Machinery Depot, a corporation, which last named corporation was the record owner of said property at and prior to the entry of judgment in said foreclosure proceedings, which said deed is now of record in the Office of the County Auditor of said County, in Volume 103 of Deeds, at Page 583, being filed for record Feb'y 15th, 1907.

XIV.

The Court finds that due and proper notice of Lis Pendens was filed with the County Auditor of Snohomish County on the 10th day of Apr
Sheet No. 123

8465--17.

11, 1907, and is now of record in said County Auditor's office in Volume 4 of Lis Pendens, Page 42.

CONCLUSIONS OF LAW.

I.

That the above named plaintiffs at the time of the commencement of this action were, and now are, the owners in fee simple and in actual possession of the following described real estate in Snohomish County, Washington, to-wit:

Lot- 1 to 40 inc. in Block 36; Lots 1 to 40 inc. in Block 37; Lots 1 to 40 inc. in Block 42; Lots 1 to 40 inc. in Block 43; lots 21 to 40 inc. in Block 44; lots 1 to 40 inc. in Block 61; Lots 1 to 40 inc. in Block 62; Lots 21 to 40 inc. in Block 63; Lots 1 to 40 inc. in Block 64; Lots 1 to 40 inc. in Block 65; Lots 1 to 40 inc. in Block 66; Lots 4 to 18 inc. in Block 67; Lots 24 to 38 inc. in Block 67; Lots 1 to 20 inc. in Block 72; Lots 1 to 17 inc. in Block 73; Lots 31 to 38 inc. in Block 79; Lots 1 to 38 inc. in Block 81; Lots 1 to 15 inc. and 21 to 40 inc. in Block 84; Lots 1 to 40 inc. in Block 85; Lots 5 to 20 inc. in Block 86; Lots 1 to 40 inc. in Block 91; Lots 4 and 5 in Block 98; Lot 1 and Lots 4 to 10 inc. and lots 13, 14, 15, 19, 20 and 24 in Block 99; Lots 1 and 2, 5 to 1, inc., 12 to 28 inc. and 31 to 38 inc. in Block 100; lots 6 to 9 inc. 12 to 18 inc., 21 to 25 inc. Lots 28 and 29 and Lots 31 to 34 inc. in Block 101; Lots 19 and 20 and 23 to 26 inc., 29 to 32 inc. in Block 122; Lots 13, 25 and 26 in Block 123, all of the Sheet No 174

8465--18.

Plat of the City of Edmonds as the same is recorded in the office of the County Auditor of Snohomish County, Washington.

II.

That the above named plaintiffs are entitled to judgment herein determining and adjudging that they are the owners in fee simple of the property hereinbefore mentioned and described and of each and every part thereof, and that the above named defendants have no claim or interest in and to said property or any part thereof under and by virtue of the deed hereinbefore referred to, and further adjudging that the Cloud to said plaintiffs' title to said property arising from the record of said deed be removed, and further ADJUDGING that said plaintiffs have and recover their costs and disbursements against said defendants.

W. W. Black, JUDGE.

To the above named conclusions of law and to each and every part thereof the above named defendants, through their attorneys duly excepted, and such exception was duly allowed by the Court.

W. W. Black, JUDGE.

JUDGMENT: Filed June 17, 1907.

This cause coming regularly on for trial upon this 15 day of June A. D. 1907, it appearing that the above named defendants had each been duly and personally served with summons and complaint herein as required by law, and upon the issues raised by the pleadings herein, and upon the stipulation of the parties hereto, duly filed herein, and upon said trial, plaintiffs appearing by Messrs. Cooley & Moran, their attorneys, and the defendants appearing by Messrs Alexander & Bundy,

8465--12.

their attorneys, and, upon the said stipulation, and upon the plaintiff's having duly submitted their proofs in said cause and the court thereupon having found and entered its findings of fact and conclusions of law herein,

NOW THEREFORE in conformity with said Findings of Fact and Conclusions of Law, it is hereby ADJUDGED and DECREED,

I.

That the above named plaintiffs are the owners in fee simple of the lands and real estate situate in Snohomish County, State of Washington, hereinafter more particularly described, and that the above named defendants have no claim or interest in said property under and by virtue of that certain deed filed for record in the office of the County Auditor of Snohomish County, upon the 15th day of February 1907 and recorded and of record in Volume 103 of deeds on Page 583, records of said County.

FURTHER ADJUDGED AND DECREED that the cloud to said plaintiff's title to the property hereinafter described arising from the record of said deed be and the same is hereby removed. Further Ordered, Adjudged and Decreed that the plaintiffs have and recover their costs and disbursements against said defendants, the sum to be fixed by the Clerk of said Court;

III.

That the property hereinbefore referred to is described as follows, to-wit:

Sheet No. 126

8465--20.

Lots 1 to 40 inc. in Block 36; Lots 1 to 40 inc. in Block 37; Lots 1 to 40 inc. in Block 42; Lots 1 to 40 inc. in Block 43; Lots 1 to 40 inc. in Block 44; Lots 1 to 40 inc. Block 63; Lots 1 to 40 inc. in Block 64; Lots 1 to 40 inc. in Block 65; Lots 1 to 40 inc. in Block 66; Lots 4 to 18 inc. in Block 67; Lots 24 to 33 inc. in Block 67; Lots 1 to 20 inc in Block 72; Lots 1 to 17 inc in Block 79; Lots 31 to 38 inc. in Block 79; Lots 1 to 38 inc. in Block 81; Lots 1 to 15 inc. and 21 to 40 inc. in Block 84; Lots 1 to 40 inc. in Block 85; Lots 5 to 20 inc. in Block 86; Lots 1 to 40 inc. in Block 91; Lots 4 and 5 in Block 98; Lot - and Lots 4 to 10 inc. and Lots 13, 14, 15, 19, 20 and 24 in Block 99; Lots 1 and 2, 5 to 10 inc., 12 to 28 inc. and 31 to 38 inc. in Block 100; Lots 6 to 9 12 to 18 inc., 21 to 25 inc., Lots 28 and 29 and Lots 31 to 34 inc. in Block 101; Lots 19 and 20 and 23 to 26 inc., 29 to 32 inc. in Block 127; Lots 13, 25 and 26 in Block 128, all of the Plat of the City of Bismarck as the same is recorded in the office of the County Auditor of Snohomish County, Washington.

W. W. Black, Judge.

STIPULATION: Filed Jul 9, 1907.

IT IS HEREBY STIPULATED by and between the parties to the above entitled action that the name "Lucia M Meacham" be substituted for and in the place of the name "Jane Doe Meacham" in the above entitled action; Lucia M Meacham being the true name of the defendant named herein as Jane Doe Meacham.

Cosley & Moran Attorneys for Plaintiff

Alexander and Bundy Attorneys for defendant

8465--21.

BOND FOR COSTS ON APPEAL: Filed Sep 14, 1907.

(Bond in the sum of \$1200, for which Geo F. Meacham and Lucia M Meacham, as principal and the Fidelity and Deposit Co of Maryland, a corporation as surety are held and firmly bound to F.W.Peabody.)

NOTICE: Filed Sep 14, 1907.

PRACIPE FOR RECORD: Filed Dec 12, 1907.

JUDGMENT: Filed May 29, 1908.

IN THE SUPREME COURT OF THE STATE OF WASHINGTON

MAY SESSION A. D. 1908.

Be It Remembered, that at a regular session of the Supreme Court of the State of Washington begun and holden at Olympia on the second day Monday of May, A. D. 1908, it being the Eleventh day of said month, among other, the following was had and one, to-wit:

Wednesday May 27 1908.

F. W. Peabody and wife, Respondent.

vs

No. 7139.

George F Meacham and wife, Appellants.

This cause having been heretofore submitted to the Court, upon the transcript of the record of the Superior Court of Snohomish County, and upon the argument of counsel, and the Court having fully considered the same, and being fully advised in the premises, it is now, on this 27th day of May A D. 1908 on motion of Brownell & Coleman of counsel for respondent, considered, adjudged and decreed, that the judgment of the said Superior Court, be, and the same is hereby affirmed, with costs, and that the said F. W. Peabody and wife have and recover of and

Sheet No 28

8465--22.

from the said George F Meacham and Lucia M Meacham his wife and from the Fidelity and Deposit Company of Maryland surety the costs of this action taxes and allowed at Thirty-three & 75/100 Dollars, and that execution issue therefor, And it is further ordered, that this cause be remitted to the said Superior Court for further proceedings, in accordance herewith.

I, C. S. Reinhart, Clerk of the Supreme Court of the State of Washington, do hereby certify that the foregoing is a true copy of the Judgment and Decree in said cause, as the same now remains of record in my office.

In Testimony Whereof, I have hereunto set my hand and affixed the seal of said Court at Olympia, this 28th day of May, A. D. 1908.

C. S. Reinhart,

Clerk of the Supreme Court, State of Washington.

(Seal of Supreme Court.)

COUNTY OF SNOWHOMISH.

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR SNOWHOMISH
64 COUNTY.

IN THE MATTER OF THE APPLICATION OF
F. W. PEABODY TO REGISTER THE TITLE
TO THE LAND HEREINAFTER DESCRIBED.

No.1

To the Honorable W. W. Black, judge of said Court: I hereby make application to have registered the title to the lands hereinafter described, and do solemnly swear that the answer to the questions herewith, and the statements herein contained, are true to the best of my knowledge and information and belief.

First. Name of application, F. W. Peabody, age, 55 years in March, 1910.

Residence. Sprague Street, Edmonds, Washington.

Married to Kittie A. Peabody.

Second. Application made by F. W. Peabody acting as owner.

Residence, Sprague Street, Edmonds, Washington.

Third. Description of real estate is as follows:

Lots 6 and 10 in block J. Lots 5 and 8 in block G. Lots 2, 3, 5, 9, 10
21 and 22 in Block H.

Lots 1 to 40 inclusive in block 36

Lots 1 to 40 inclusive in block 37

Lots 1 to 40 inclusive in block 42

Lots 1 to 40 inclusive in block 43

Lots 21 to 40 inclusive in block 44

Lots 21 to 40 inclusive in block 63

Lots 1 to 8 and 12 to 40 inclusive in block 64

Lots 1 to 40 inclusive in block 65
sheet no. 130

Lots 1 to 40 inclusive in block 66

Lots 4 to 18 and Lots 24 to 38 inclusive in block 67

Lots 1 to 20 inclusive in block 72

Lots 1 to 17 inclusive in block 79

Lots 1 to 8, Lots 10 to 23 and Lots 31 to 38 inclusive in block 81

Lots 1 to 15 and Lots 21 to 40 inclusive in block 84.

Lots 1 to 40 inclusive in block 85

Lots 5 to 24 and 27 to 34 inclusive in block 86.

Lot 10 in block 88

Lot 1 to 40 inclusive in block 91

Lots 10 and 38 in block 95

Lots 4 and 5 in block 98

Lots 1 to 11, 13 to 20 and 24 to 28 inclusive in block 99

Lots 1 and 2, and 4 to 40 inclusive in block 100.

Lots 5 to 13 and lots 16 to 38 inclusive and lot Forty (40) in block 101.

Lots 19 and 20 and Lots 23 to 32 and lots 34 to 36 inclusive in block 122.

Lots 15, 16, 17, 25, 26, 27 and 28 in block 123.

All in the plat of the City of Edmonds, Snohomish County, Washington, as the same appears of record with the auditor of Snohomish County, State of Washington, all of which I own in fee simple and none of which are subject to homestead.

Fourth. The land described herein as lots 1 to 13 and 21 to 40 in block 84 plat of Edmonds is occupied by the said F W. Peabody and Kittie A. Peabody, his wife, whose address is Sprague Street in the City of Edmonds, and my interest therein is that of fee simple.

The land described as lots 1 to 17, block 79 plat of Edmonds, is sheet no. 131

occupied by Thomas A. Dorgan, whose address is Edmonds Street, in the city of Edmonds, Washington, and who occupies the same as a tenant from month to month under a verbal lease.

The land described as lots 35 and 36, block 43, plat of Edmonds, is occupied by Henry Williams, whose address is Sprague Street in the city of Edmonds, Washington, and who occupied the same as a tenant from month to month under a lease.

The land described as lots 31 and 32 in block 86, is occupied by William Bulen whose address is Belle Street, in the city of Edmonds, Washington, who occupies the same as a tenant from month to month under a verbal lease.

Land described as lots 29 and 30 in block 86 is occupied by S. Konnerup whose address is Belle Street, in the city of Edmonds, Washington, who occupies the same as a tenant under a verbal lease from month to month.

All the remaining land described in paragraph third of this petition is unoccupied land.

Fifth. There are no liens or incumbrances upon said lands.

Sixth. There is no other person or persons, firm or corporation, having or claiming any estate, interest or claim in law or equity, in possession, remainder, reversion or expectancy in said lands. That the assessed valuation of said property described in this petition is \$8625.00.

Seventh. That applicant files herewith an abstract of title, such as now is in common use, prepared and certified by the Snohomish County Abstract Company, a corporation which at the date of preparing said abstract and at the filing of this petition is regularly engaged in the abstract business at Everett, in Snohomish County, Washington, and that sheet no. 132

it has a complete set of books suitable for making a complete abstract; that it is necessary for a competent examiner of titles and legal adviser of the registrar to be appointed in Snohomish County.

Eighth. WHEREFORE, the applicant prays that the Court appoint some competent attorney to be examiner of titles and legal adviser to the registrar. That the Court approve the abstract filed with the County auditor and prepared by the Snohomish County Abstract Company as complying with Section A. Washington Laws of 1907, Chapter 250.

And that this Honorable Court shall find and declare the title or interest of the applicant in said land and decree the same, and order the registrar of titles to register the same and to grant such other and further reliefs may be proper in the premises.

F. W. Peabody
Hulbert & Husted,
his attorneys

Subscribed and sworn to before me this 12th day of July A.D. 1909.

Earl W. Husted

Notary Public in and for the State
of Washington, residing at Edmonds.

(Seal, Com. Ex. Jun. 17, 1910)

I hereby certify that as appears in the records of the County Treasurer's office there are no unpaid taxes which are a lien on the property described in the within and above petition.

C. L. Lawry,
County Treasurer, Snohomish Co. Wash.

Jul 13 1909

(Treasurer's official seal)

KNOW ALL MEN BY THESE PRESENTS, that I, the duly appointed, qualified and acting clerk of the city of Edmonds, and the officer in whose sheet no. 133

care, custody and control are all delinquent tax rolls for local assessments, do hereby certify and declare, that there are no special assessments or municipal taxes collected by the city of Edmonds which are now due and payable upon the following described property, to-wit:

(Here follows property described as in Petition herein)

IN WITNESS WHEREOF, I have hereunto set my hand and official seal this 29th day of June, A.D. 1909.

Geo. M. Leyda, Clerk

(Seal of City of Edmonds, Washington)

All of above Certificate filed Jul 13 1909

ORDER APPOINTING AN EXAMINER OF TITLES AND LEGAL ADVISOR TO THE REGISTRAR FILED JUL 23 1909

This matter coming on to be heard on this 23rd day of July, A.D. 1909, upon the application of Hulbert & Hunted, attorneys for F. W.

Peabody, for the appointment of some competent attorney to be examiner of titles and legal advisor of the registrar of titles in accordance with Chapter 250, Laws of 1907.

And it appearing that said appointment is necessary, and that Francis W. Mansfield is a competent attorney, it is therefore,

ORDERED, ADJUDGED AND DECREED that the said Francis W. Mansfield be and he is hereby appointed examiner of titles in Snohomish County, Washington, and legal advisor of the registrar of titles in said county and state.

And it is further ordered and directed that the said Francis W. Mansfield before entering upon the duties of said office shall give a bond in the sum of \$1000.00 to be approved in the manner required by law and that said bond shall be filed with the registrar as required by law.

W.W. Black, Judge

ORDER OF REFERENCE FILED JUL 24 1909

This cause coming on to be heard upon this 24th day of July A.D. 1909, upon the application of F W. Peabody to register certain lands situated in Snohomish County, Washington.

And it appearing that said petitioner at the time of the filing of his petition filed and abstract of title with the county clerk, which abstract of title is such as is commonly used, prepared and certified by the Snohomish County Abstract Company, a corporation, regularly engaged in the abstract business, and having a complete set of abstract books, and were in existence and doing business at the time of the filing of the application herein.

Now, Therefore, it is ORDERED, ADJUDGED AND DECREED that the said application, petition and said abstract of title shall be and the same is hereby referred to Francis W. Mansfield, examiner of titles, who is hereby directed to proceed to examine into the title and into the truth of the matters set forth in the application, and particularly whether the land is occupied, and under what occupation, if occupied, and by what right, and, also as to all judgments against the applicant, or those from whom he acquired title. He shall search the records and investigate all the facts brought to his notice, and file in the case a report thereof, including a certificate of his opinion upon the title.

Dated this 24th day of July A.D. 1909.

W. W. Black, Judge

BOND FILED JUL 24 1909

(Said Bond is a Surety Bond, and is given for the sum of \$1000.00)

OATH FILED JUL 24 1909

STATE OF WASHINGTON)
SS
COUNTY OF SNOHOMISH.

I, Francis W. Mansfield, do solemnly swear that I will support the constitution of the United States, and the laws and Constitution of the State of Washington, and that I will faithfully and impartially perform the duties of the office of examiner of titles and legal adviser of the registrar in and for the County of Snohomish, Washington to the best of my ability SO HELP ME GOD.

Francis W. Mansfield

Subscribed and sworn to before me this 23rd day of July A.D. 1909.

Earl W. Husted

Notary Public in and for the State of
Washington, residing at Everett.

(Seal, com. Ex. Jun. 17, 1910)

ORDER FIXING AMOUNT OF THE BOND OF THE REGISTRAR OF TITLES FILED
SEP 10 1909

(Bond of registrar of titles for the sum of \$1000.00, said bond to be filed in the office of Secretary of State and a copy thereof shall be filed and entered upon the records of this court)

BOND FILED SEP 10, 1909

(Bond of Registrar of Titles of Snohomish County, Washington in the sum of \$1000.00, said Bond is a surety bond)

MOTION FILED SEP 22 1909

ORDER FILED SEP 22 1909

This cause coming on to be heard upon the application of F. W. Peabody, petitioner therein, to dismiss the petition under application No. 1 as to Lots 8 and 9 Block 101, Plat of the City of Edmonds, Snohomish County, State of Washington, as the same appears of record with the sheet no. 136

Auditor of said County and State, and it appearing that said petitioner is entitled to said order,

IT IS HEREBY ORDERED, ADJUDGED AND DECREED that his petition under application No. 1 be and the same is hereby dismissed as to Lots 8 and 9, Block 101 Plat of Edmonds, Snohomish County, as the same appear of record with the Auditor of said County and State.

In all other respects said petition shall remain as set forth.

Dated this 22nd day of September, A.D. 1909.

John B. Yakey

Judge of the Superior Court of the State of
Washington, and acting Judge of Snohomish
County, therein.

REPORT FILED SEP 23 1909

This is to certify that I have examined into the title of F. W. Peabody in and to the lands described in his petition on file herein and I find as follows:

I.

That the matters set forth in the application of F W. Peabody are true.

II.

That the land described in said petition as lots 1 to 15 and 21 to 40 in Block 84, Plat of Edmonds is occupied by the said F W. Peabody and Kittie A. Peabody, his wife, and, subject to any exceptions mentioned in my certificate of opinion on the abstract of title, are the owners in fee simple of said lots.

III.

I have gone upon the land described as lot 1 to 17, Block 79, Plat sheet no. 137

of Edmonds, and find the same is occupied by Thos. A. Morgan, and that he occupies the same as a tenant from month to month under a verbal lease.

IV.

I have gone upon the land described as Lots 35 and 36, Block 43, Plat of Edmonds, and find the same is occupied by Henry Williams, and that he occupies the same as a tenant from month to month under a lease.

V.

I have gone upon the land described as Lots 31 and 32, in Block 36 of the Plat of Edmonds, and find the same is occupied by Wm. Dulen, who occupies the same as a tenant from month to month under lease.

VI.

I have gone upon the land described as Lots 29 and 30 in Block 36, and find the same is occupied by S. Kennerup, who occupies the same as a tenant from month to month under lease.

VII.

I have visited the remainder of the land described if said application and find same is unoccupied land.

VIII.

From my investigation of all the facts brought to my notice, my search of the records and from my examination of the title, I find that F. W. Peabody has a proper title for registration under the provisions of Chapter 250, Laws of 1907, provided that the following named persons are barred and foreclosed of any rights which they may have in and to said property, in a proper proceeding; the names of said persons are as follows, to-wit: Jane C. Azard; Marie Hamlin; F. O. Peabody and Jane Doe Peabody, his wife (whose true christian name is to me unknown) and the unknown heirs of F. O. Peabody and said Jane Doe Peabody; George O. Peabody and Jane Doe Peabody, his wife (whose true christian name is to me

sheet no. 138

unknown) and the unknown heirs of said George O. Peabody and Jane Doe Peabody; Sadie Plumley and John Doe Plumley (whose true christian -- is to me unknown) and the unknown heirs of said Sadie Plumley and John Doe Plumley; County of Snohomish, State of Washington; Luther J. Keach and Jane Doe Keach his wife, (whose true christian name is to me unknown) and the unknown heirs of Luther J. Keach and said Jane Doe Keach.

Dated this 28th day of September, A.D. 1909

Francis W. Mansfield

Examiner of Titles and Legal Adviser of
the Registrar of Titles of Snohomish
County, Washington.

CERTIFICATE OF OPINION OF THE TITLE FILED SEP 28 1909

This is to certify that I have examined that certain abstract of title prepared by the Snohomish County Abstract Company, No. 6398, dated June 25, 1909, consisting of instruments numbered 1 to 155, and sheets numbered 1 to 231 inclusive, purporting to be an abstract of certain land in Snohomish County, State of Washington, described as follows, to-wit: (Here follows description of lands, same as in Petition herein, except that Lot 35 is added in Block 122 of the plat of the City of Edmonds, and is not a part of Lot 122 as mentioned in the Petition herein) Said Plat comprising all of the West $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ and the East $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 24 in Township 27 North of Range 3 E.W.M. together with all that portion of the West $\frac{1}{4}$ of said Southwest $\frac{1}{4}$ of said Section 24 not heretofore platted in the original townsite of Edmonds, and also all that portion of Lot No. 2 in Section No. 23 in said Township and Range not heretofore included in said plat of the original townsite of Edmonds.

Assuming said abstract to be correct I find the title to said property is vested in fee in F. W. Peabody, subject, however, to the following conditions:

I. I find upon examination of Sheet No. 30, Instrument No. 22, that George Brackett and Etta E. Brackett, his wife, on the 21st day of June, 1886, gave a mortgage to Jane C. Azard covering Lot 2 and the Northwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ and the Northeast $\frac{1}{4}$ of Section 24, and Lots 1 and 2 of Section 23, all in Township 27, North of Range 3 E.W.M., save and except the townsite of Edmonds. I find upon examination of Sheet No. 31, Instrument No. 23, that a satisfaction of said mortgage was executed on the 19th day of January, 1889, and filed with the County Auditor of Snohomish County, on January 21st, 1889, at 5:40 P.M., said satisfaction is signed "Jane C. Azard", and acknowledged by "Jane C. Agard", and the name recited in the party clause is "Jane C. Agard". Said satisfaction of mortgage does not in my opinion effectually satisfy the mortgage set forth in Instrument No. 22.

II. I find by referring to Instrument No. 46, Sheet No. 66, that on the 3rd day of June, 1891, the Coon, Kingston, Peabody Company, conveyed by warranty deed to F. W. Peabody, Lot 6 in Block "J", and I find by referring to Instrument No. 49 sheet No. 69 that the same grantor deeds by warranty deed on the 9th day of January, 1891, the same property to Marie Hamlin. Said last named deed may have been intended as a mortgage as it is recited in the instrument, that it is given to secure a payment of \$400.00 due 90 days from date. As the record now stand, said last named deed constitutes a cloud upon the title of F. W. Peabody said lot.

III. I find that said last named deed also conveyed to said Marie Hamlin Lot 10 in Block "J". I find also by referring to Instrument No. sheet no. 140

107, Sheet No. 133, that the Coon, Kingston, Peabody Company conveyed by a warranty deed, dated September 18, 1890, and filed September 30, 1890 at 8:50 A.M. said Lot 10 in Block "J" to F. O. Peabody, and by Instrument No. 102, Sheet No. 134, I-- that F. O. Peabody conveyed said Lot 10 in Block "J" to Frank W. Peabody, but there is nothing shown by record as to whether or not F. O. Peabody was married or single during the time he held said property or when he conveyed it; said deed to Marie Hamlin also constitutes a cloud on the title of F. W. Peabody to said Lot 10, and the deed from F. O. Peabody is insufficient to give F. W. Peabody title to said lot.

IV. I find by examining Instrument No. 47, Sheet No. 67, that the Coon, Kingston, Peabody Company conveyed by warranty deed to George O.

Peabody said lot 5 in Block "G", said deed being dated September 16, 1890. And I find by examining Instrument No. 48 Sheet No. 68, that "Mrs. George O. Peabody of Turners Falls, State of Massachusetts, and F. O. Peabody of Waterbury, County of New Haven, State of Connecticut, administrators of the Estate of George O. Peabody, deceased, late of Turners Falls, Massachusetts" convey said lot by quit-claim deed, dated July 23, 1902, and filed August 22nd, 1902, to Frank W. Peabody. There are no court proceedings shown in said abstract which would show that said grantors were legally qualified to convey said property, and in the absence of such a showing, I am obliged to hold said deed invalid

V. I find by examining Instrument No. 45, Sheet No. 65, that the Coon, Kingston, Peabody Company conveyed by warranty deed, dated December 16, 1890 and filed December 17, 1890, said Lot 8 in Block "G" to George O. Peabody. And I find by examining Instrument No. 100, sheet No. 132, that "Mrs. George O. Peabody of Turners Falls, State of Massachusetts", sheet no. 141

conveys said property by quit-claim deed, dated July, 1902, and filed August 22nd, 1902, to Frank W. Peabody said instrument is insufficient to convey title to said Lot to F. W. Peabody.

VI. I find by examining Instrument No. 129, Sheet No. 196, that A. W. Yost and Amanda C. Yost, husband and wife, convey by quit-claim deed, dated September 2nd, 1904, and filed September, 7th 1904, Lots No. 21 to 40 inclusive in said Block 63, and Lots numbered 1 to 40 inclusive or all of said Block 64 to Mrs. Sadie Plumley. And I find by examining Instrument No. 130, Sheet No. 197, that Sadie Plumley, "a widow" conveys said property by quit-claim deed, dated January 3rd, 1905, and filed January 5th, 1905, to Vernon M. Sill. The absence of a showing that Mrs. Sadie Plumley and Sadie Plumley, a widow are one of the same person, and also (assuming that they are one of the same person) that Sadie Plumley was a widow during all the time she owned said property casts a cloud upon the title of F. W. Peabody to said property.

VII. I find by examining Instrument No. 119, Sheet No. 181, 182, 183, 194, and 185 that C. L. Lawry, as Treasurer of Snohomish County, State of Washington, conveyed by tax deed, dated November 6th, 1902, and filed November 22nd, 1902, said Lots 4 to 18 and 24 to 33 in Block 67 to County of Snohomish, State of Washington. And I find by examining Instrument No. 140, Sheet No. 209, that Morris Rogers and Alice Rogers, husband and wife convey by warranty deed, dated April 4th 1907, and filed April 8th, 1907, the said lots to F. W. Peabody, but there is nothing shown by the records that the said grantors ever acquired title from Snohomish County, Washington.

VIII. I find by examining Instrument No. 46, Sheet No. 66, that the Coon, Kingston, Peabody Company conveyed by warranty deed, dated June 3rd, 1891, and filed June 25th 1891, said Lot 10 in Block 88 to F. W. Peabody. sheet no. 149

And I find by examining Instrument No. 49 Sheet No. 69 that on January 9, 1891, the same grantors deeded said property to Marie Hamlin; said deed may, however, have been intended as a mortgage, as it is recited in said deed that same is given to secure payment of \$400.00 due ninety days from date, as the record now stand, said deed constitutes a cloud on the title of F. W. Peabody to said Lot 10, Block 88.

IX. I find by examining Instrument No. 198, Sheet No. 130, that the Coon, Kingston, Peabody Company conveyed by warranty deed, dated December 18, 1890, and filed December 30th 1890, said Lot 33, in Block 122 to E. G. Peabody, and there are no conveyances shown in said abstract in which said E. G. Peabody conveys said lot, and accordingly as shown by said abstract, the title to said lot is in E. G. Peabody.

X. I find by examining Instrument No. 10, Sheet No. 15, that Luther J. Keach conveyed by warranty deed, dated May 8th, 1883, and filed the same day, the West $\frac{1}{2}$ of the Southeast $\frac{1}{2}$ of Section 26 in Township 27 North Range 3 East to George Brackett, but there is nothing to indicate in said deed that the grantor was married or single during the time he held the said property, and the Notary Public before whom said deed was acknowledged failed to affix his notarial seal.

XI. As appears from said abstract, the record owner of said Lot 10 in "J" Lot 5 in "C" and Lot 8 in "C" is Frank W. Peabody, but there is nothing appears in said abstract to show that F. W. Peabody and Frank W. Peabody are one of the same person.

Dated at Everett, Washington, this 28th day of September, A.D. 1909.

Francis W. Mansfield
Examiner of Titles and Legal Adviser of the
Registrar of Titles for Snohomish County,
Washington.

APPLICATION NO. 1 ORDER FILED OCT 9 1909

This cause coming on to be heard upon the petition of F. W. Peabody for an order directing Summons to issue in the above entitled case, and it appearing to the court that the report of the examiner of titles and legal adviser to the registrar is favorable to the registration of said title.

IT IS HEREBY ORDERED, ADJUDGED AND DECREED that summons issue in the above entitled case, and the clerk shall make defendants Thomas A. Dorgan and Mary Dorgan, his wife, Henry Williams and Mary Williams, his wife, whose true Christian name is unknown to plaintiff, William Bulen and Mary Bulen, his wife, whose true Christian name is unknown to plaintiff, S. Konnerup and Mary Konnerup, his wife, whose true Christian name is unknown to plaintiff, Jane C. Azard and John Doe, Azard, her husband, whose true Christian name is unknown to plaintiff, Marie Hamlin, and John Doe Hamlin, her husband, whose true Christian name is unknown to plaintiff, F. O. Peabody and Jane Doe Peabody, his wife, whose true Christian name is unknown to plaintiff, and the unknown heirs of F. O. Peabody and the said Jane Doe Peabody, George O. Peabody and Jane Doe Peabody, his wife, whose true Christian name is unknown to plaintiff, Sadie Plumley and John Doe Plumley, her husband, whose true Christian name is unknown to plaintiff, and all of the unknown heirs of the said Sadie Plumley and John Doe Plumley, Luther J. Keach and Jane Doe Keach, his wife, whose true Christian name is unknown to plaintiff, and all of the unknown heirs of the said Luther J. Keach and the said Jane Doe Keach, Snohomish County, Washington, a municipal corporation, and all other persons or parties unknown, claiming any right, title, estate or lien or interest in the real estate described in the application herein.

Dated this 9th day of October, A.D. 1909. Lester Still, Judge
sheet no. 144

SUMMONS FILED OCT 14 1909

AFFIDAVIT FILED OCT 14 1909

STATE OF WASHINGTON
SS
COUNTY OF SNOHOMISH.

EARL W. HUSTED, being first duly sworn on oath deposes and says:
That he is one of the attorneys for plaintiff in the above entitled
action; that the petition in this action, which is for Terronizing the
title to lands in Snohomish County, Washington, was filed on July 13th
1909, that summons were directed to issue on October 9th, 1909; that the
same has been regularly issued by the Clerk and are now on file; that the
said action involves the title to real estate in Snohomish County, Wash-
ington, described in the petition, which is hereby referred to and made
a part of this affidavit; that defendants Henry Williams and Mary
Williams his wife name unknown, Jane C. Azard and John Doe Azard her
husband, whose true Christian name is unknown to plaintiff, Marie Hamlin
and John Doe Hamlin, her husband, whose true Christian name is unknow-
to plaintiff, P. O. Peabody and Jane Doe Peabody, his wife, whose true
Christian name is unknown to plaintiff, and the unknown heirs of P. O.
Peabody and the said Jane Doe Peabody, George O. Peabody and Jane Doe
Pebody his wife, whose true Christian name is unknown to plaintiff,
Sadie Plumley and John Doe Plumley her husband, whose true Christian
name is unknown to plaintiff, Luther J. Keach and Jane Doe Keach, his
wife, whose true Christian name is unknown to plaintiff, and all the un-
known heirs of the said Luther J. Keach and the said Jane Doe Keach, and
the persons or parties claiming any right, title, estate, lien or inter-
est in the lands described in the application herein, are non-residents
of the State of Washington, but claim an interest in property within the
State; that the court has jurisdiction of the subject matter of this
sheet no. 145

the residence of said defendants but has been unable so to do. that
affiant says personal service cannot be had on said defendants therefore
requests the same to be served by publication.

Earl W. Husted

Subscribed and sworn to before me this 14th day of October, 1909.

S. A. Belswick

Notary Public, in and for the State of
Washington, residing at Everett.

SHERIFF'S RETURN OF NOT FOUND FILED -----

(States that Henry Williams and Mary Williams cannot be found in
Snohomish County)

RETURN OF SERVICE ON DEFENDANT AT RESIDENCE FILED ---

(Summons served on Mary Dorgan also states that Mary Dorgan could not
be found in Snohomish County)

RETURN OF SERVICE ON DEFENDANT IN PERSON FILED ---

(States Sheriff of Snohomish County, Washington, served Summons on
the 16th day of October 1909 on Aggie Bulin, Thomas Dorgan, S. Konnerup
and Mary Konnerup)

SUMMONS FILED NOV 23 1909 (Carbon copy of original Summons)

MOTION FILED NOV 23, 1909

AFFIDAVIT OF PUBLICATION FILED NOV 23 1909

STATE OF WASHINGTON,

County of Snohomish. ^{ss}

J. E. Campbell, being first sworn, says that he is the Publisher
of THE LABOR JOURNAL, a newspaper printed and published at Everett, in
Snohomish County, Washington; that it is a newspaper of general circula-
tion in said County and State, and that the Summons a printed copy of
sheet no. 146

1-18

which is hereto annexed as published, was published in said newspaper proper, and not in supplement form, and in the regular and entire issue of said paper, once each week, for a period of 3 consecutive weeks, commencing on the 15 day of Oct 1909 and ending on the 29 day of Oct 1909 and that said newspaper was regularly distributed to its subscribers during all of the said period.

J. E. Campbell

Subscribed and sworn to before me this 30th day of October 1909.

Carl W. Husted

Notary Public in and for the state of
Washington, residing in Everett, Wash.

APPLICATION No. 1

SUMMONS

State of Washington, County of Snohomish, ss.

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON, FOR SNOHOMISH COUNTY.

F. W. Peabody, Plaintiff, vs. Thomas A. Dorgan and Mary Dorgan, his wife, Henry Williams and Mary Williams, his wife, whose true Christian name is unknown to plaintiff, William Bulen and Mary Bulen, his wife, whose true Christian name is unknown to plaintiff, S. Konnerup and Mary Konnerup, his wife; whose true Christian name is unknown to plaintiff, Jane C. Azard and John Doe Azard, her husband, whose true Christian name is unknown to plaintiff, Mattie Hamlin and John Doe Hamlin, her husband, whose true Christian name is unknown to plaintiff, F. O. Peabody and Jane Doe Peabody, his wife, whose true Christian name is unknown to plaintiff, and the unknown heirs of F. O. Peabody, and the said Jane Doe Peabody, George O. Peabody and Jane Doe Peabody, his wife, whose true Christian
sheet no. 147

1-19

name is unknown to plaintiff, Sadie Plumley and John Doe Plumley, her husband, whose true Christian name is unknown to plaintiff, and all the unknown heirs of Sadie Plumley and John Doe Plumley, her husband, Luther J. Keach and Jane Doe Keach his wife, whose true Christian name is unknown to plaintiff, and all the unknown heirs of Luther J. Keach and the said Jane Doe Keach, Snohomish County, a municipal corporation, and the State of Washington, and all other persons or parties unknown claiming any right, title, estate, lien, or interest in the real estate described in the application herein, Defendants.

The State of Washington to the above named defendants, Greeting:

You are hereby summoned and required to answer the application of the applicant plaintiff in the above entitled application for registration of the following lands situate in Snohomish County, Washington, to-wit:

Lots 6 and 10 in Block J. Lots 5 and 8 in Block G. Lots 2, 3, 5, 9, 10, 21 and 22 in Block H. Lots 1 to 40 inclusive in Block 36, Lots 1 to 40 inclusive in Block 37; Lots 1 to 40 inclusive in Block 42, Lots 1 to 40 inclusive in Block 43, Lots 21 to 40 inclusive in Block 44, Lots 21 to 40 inclusive in Block 63, Lots 1 to 8 and 12 to 40 inclusive in Block 64, Lots 1 to 40 inclusive, Block 65, Lots 1 to 40 inclusive, Block 66, Lots 4 to 18 and Lots 24 to 38 inclusive in Block 67. Lots 1 to 20 inclusive in Block 72, Lots 1 to 17 inclusive Block 79, Lots 1 to 8, Lots 10 to 28 and Lots 31 to 38 inclusive in Block 81, Lots 1 to 15 and Lots 21 to 40 inclusive in Block 84 Lots 1 to 40 inclusive in Block 85. Lots 5 to 24 and 27 to 34 inclusive in Block 86 Lot 10 in Block 88. Lots 1 to 40 inclusive in Block 91, Lots 10 and 38 in Block 95, Lots 4 and 5 in Block 98. Lots 1 to 11, 13 to 20 and 24 to 28 inclusive Block 99. Lots
sheet no. 48

1 and 2 and 4 to 40 inclusive in Block 100, Lots 5, 6, 7, 10, 11, 12 and 13, and Lots 16 to 38 inclusive and Lot 40, Block 101 Lots 19 and 20, Lots 23 to 32 and Lots 34 to 36 in Block 122. Lots 15, 16, 17, 25, 26 27 and 28 in Block 123.

All in the plat of the city of Edmonds, Snohomish County, Washington as the same appears of record with the auditor of said county and state, and file your answer to the said application in the office of the clerk of said court, in said county, within twenty days after the service of this summons upon you, exclusive of the day of service; and if you fail to answer the said application with the time aforesaid, the applicant plaintiff will apply to the court for the relief demanded in the application herein.

Witness, John R. Dally, clerk of said court and the seal thereof at Everett, Snohomish County, Washington, this 9th day of October A.D. 1909.

(Seal)

John R. Dally, Clerk

Hulbert & Husted,

Attorneys for Plaintiff

401-4 American National Bank Building, Everett, Washington.

Date of first publication October 15th, 1909

Date of last publication October 29th 1909.

ORDER OF DEFAULT FILED NOV 23 1909

This cause coming regularly on for hearing this day upon motion of Hulbert & Husted, attorneys for plaintiff that default be entered against the defendants, and each of them, in the above entitled action, and it appearing to the satisfaction of the Court that said defendants and each of them, were served as set forth in the proof of service filed herein, sheet no. 149

which is hereto attached and made a part of this order, in Snohomish County, Washington, and it appearing to the satisfaction of the Court that more than twenty days have elapsed since the service of said summons upon the defendants herein, and it appearing that the defendants herein, or any of them, never appeared in said action or served any motion, demurrer or other pleading upon the plaintiff's attorneys, and it appearing that said defendants and each of them are in default.

NOW THEREFORE, it is ORDERED, ADJUDGED and DECREED that default be and the same hereby is entered in the above entitled action as to the above named defendants and each of them, and all other persons or parties unknown, claiming any right, title or interest in the real estate described in the application herein.

Dated this 23rd day of November A.D. 1909.

D. H. Casey, Judge

ORDER OF REGISTRATION FILED NOV 24 1909

This cause coming on to be heard upon the application of plaintiff for the registration of title of lands mentioned and described in his petition, and it appearing that the said F. W. Peabody is married; that his wife's name is Kittie A. Peabody, as described in his petition; that he is the owner in fee simple of said lands as set forth in his petition; that there are no mortgages, easements, liens, attatchments, homesteads, leases or other incumbrance to which said land is subject; that the assessed valuation of said lands at the last assessment thereof for general tax purposes was \$8625.00 that there is no person or persons, firm or firms, corporation or corporations, having any claim estate, interest, or claim in law or equity in the remainder, reversion or expectancy in said land.

sheet no. 150

That plaintiff is entitled to have the land registered according to law.

IT IS THEREFORE, ORDERED, ADJUDGED and DECREED that the following described property, situate in Snohomish County, Washington, to-wit:

Lots 6 and 10 in Block j

Lots 5 and 8 in Block G

Lots 2, 3, 5, 9, 10, 21 and 22 in Block H

Lots 1 to 40 inclusive in Block 36

Lots 1 to 40 inclusive in Block 37

Lots 1 to 40 inclusive in Block 42

Lots 21 to 40 inclusive in Block 44

Lots 21 to 40 inclusive in Block 63

Lots 1 to 8 and 12 to 40 inclusive in Block 64

Lots 1 to 40 inclusive in Block 65

Lots 1 to 40 inclusive in Block 66

Lots 4 to 18 and Lots 24 to 38 inclusive in Block 67

Lots 1 to 20 inclusive in Block 72

Lots 1 to 17 inclusive in Block 79

Lots 1 to 8 Lots 10 to 28 and Lots 31 to 38 inclusive in Block 81.

Lots 1 to 15 and Lots 21 to 40 inclusive in Block 84

Lots 1 to 40 inclusive in Block 85

Lots 5 to 24 and 27 to 34 inclusive in Block 86

Lot 10 in Block 88

Lots 1 to 40 inclusive in Block 91

Lots 10 and 38 in Block 95

Lots 4 and 5 in Block 96

Lots 1 to 11, 13 to 20 and 24 to 28 inclusive in Block 99

sheet no. 151

Lots 1 and 2 and 4 to 43 inclusive in Block 100

Lots 5 to 7 and Lots 10 to 15 and Lots 16 to 33 inclusive, and Lot 40 in Block 101.

Lots 19 and 20 and Lots 23 to 32 and Lots 34 to 36 inclusive in Block 122.

Lots 15, 16, 17, 25, 26, 27 and 28 in Block 123

All in the plat of the City of Edmonds, Snohomish County, Washington, as the same appears of record with the Auditor of Snohomish County, State of Washington, be and the same is hereby ordered registered as provided in Chapter 250, Laws of Washington for 1907, being known as "House bill No. 5".

Dated this 24 day of November A.D. 1909, at 12 minutes past 3 o'clock P.M.

D. H. Casey

Judge of the Superior Court of the State of Washington, acting in Snohomish County.

Inst. No. 65

Office No. 1.

UNITED STATES OF AMERICA.
STATE OF WASHINGTON, SNOHOMISH COUNTY.

Vol. 1, Folio No. 1.

Owner's Duplicate Certificate
of Ownership.

State of Washington,) ss.
County of Snohomish.)

ORIGINAL.
CERTIFICATE OF TITLE.

Vol. 1 L. R. T. page 1.

This is to certify that R. W. Peabody of Edmonds, County of Snohomish, State of Washington, is now the owner of an estate in fee simple of, and in the following described land, situated in the County of Snohomish and State of Washington, to-wit:

Lots 23 to 32, in Block 122, Plat of the City of Edmonds.

(And other lands)

subject to the incumbrances, liens and interests noted by the memorial underwritten or indorsed thereon subject to the exceptions and qualifications mentioned in the thirtieth sections of "An Act Relating to the Registration and Confirmation of Titles of Land" in the session laws of Washington, for the year 1907.

In Witness Whereof, I have hereunto set my hand and affixed the official seal of my office this 1st day of December, 1910.

P. T. Lee, by L. M. Noland,
Deputy Recorder, Registrar of Title,
Snohomish County, Washington.

Memorial of Incumbrances, Liens and Interests on the lands in this Certificate of Title.

sheet no. 53

1-1--#2

File No: Kind: Running : Terms: Date of : Date of : Sig. of Regis-
in favor of: : Inst. : Regis. : trar.

1, F. W. Peabody, Power of Attorney.

Across the face of the record appears the word "Cancelled".

inst. No. 66

Office No. 4

UNITED STATES OF AMERICA.
STATE OF WASHINGTON, SNOHOMISH COUNTY.

Vol. 1, Folio No. 4.

Owner's Duplicate Certificate
of Ownership.

State of Washington,)
 ss.
County of Snohomish.)

TRANSFERRED.
CERTIFICATE OF TITLE.
vol 1. L. R. T. page 4.

This is to certify that F. W. Peabody, of Edmonds, County of Snohomish, State of Washington, is now the owner of an estate in fee simple of, and in the following described land, situated in the County of Snohomish and State of Washington, to-wit:

Lots 23 to 32, in Block 122, Plat of the City of Edmonds.

(And other lands)

subject to the incumbrances, liens, and interests noted by the memorial underwritten or indorsed thereon subject to the exceptions and qualifications mentioned in the thirtieth sections of "An Act Relating to the Registration and Confirmation of Titles of Land" in the session laws of Washington, for the year 1907.

In Witness Whereof, I have hereunto set my hand and affixed the official seal of my office this 10th day of January, 1910.

P. T. Lee By L. M. Noland,
Deputy recorder, registrar of Title,
Snohomish County, Washington.

Memorial of incumbrances, Liens, and interests on the lands in this Certificate of Title.

sheet no. 155

1-4--#2

File No: Kind: Running : Terms: Date of: Date of: Sig. of Regis-
in favor of: inst. Regis. : trar.

F.W. Peabody, Power of Attorney.

Across the face of the record appears the word "Cancelled".

sheet no. 156

Inst. No. 67

Office No. 9

UNITED STATES OF AMERICA.
STATE OF WASHINGTON, SNOHOMISH COUNTY.

Vol. 1, Folio No. 9.
State of Washington,) ss.
County of Snohomish.)

Owner's Duplicate Certificate
of Ownership.

CERTIFICATE OF TITLE.

Vol. 1, L. R. T. page 9.

This is to certify that F. W. Peabody, of Edmonds, County of Snohomish, State of Washington, is now the owner of an estate in fee simple of, and in the following described land, situated in the County of Snohomish, and State of Washington, to-wit:

Lots 23 to 32, in Block 122, Plat of the City of Edmonds.

(And other lands)

subject to the incumbrances, liens and interests noted by the memorial underwritten or indorsed thereon subject to the exceptions and qualifications mentioned in the thirtieth sections of "An Act Relating to the Registration and Confirmation of Titles of Land" in the session laws of Washington, for the year 1907.

In Witness Whereof, I have hereunto set my hand and affixed the official seal of my office this 4th day of Oct., 1910.

P. T. Lee by L. M. Noland,
Deputy Recorder, Registrar of Title,
Snohomish County, Washington.

Memorial of Incumbrances, Liens and Interests on the lands in this
Certificate of Title.

sheet no. 157

1-9---#2

File No.: Kind: Running : Terms: Date of: Date of : Sig. of Regis-
in favor of: Inst. : Regis. : trar.

M. W. Peabody, Power of Attorney.

Across the face of the record appears the word "Cancelled".

Inst. No. 68

Office No. 13.

UNITED STATES OF AMERICA.
STATE OF WASHINGTON, SNOHOMISH COUNTY.

Vol. 1, Folio No. 13.

Owner's Duplicate Certificate
of Ownership.

State of Washington,) ss.
County of Snohomish.)

CERTIFICATE OF TITLE.

vol. 1 L. R. T. page 13.

This is to certify that F. W. Peabody of County of Snohomish State of Washington, is now the owner of an estate in fee simple of, and in the following described land, situated in the County of Snohomish, and State of Washington, to-wit:

Lots 23 to 32, in Block 122, Flat of the City of Edmonds.

(And other lands)

subject to the incumbrances, liens and interests noted by the memorial underwritten or indorsed thereon subject to the exceptions and qualifications mentioned in the thirtieth sections of "An Act Relating to the Registration and Confirmation of Titles of Land" in the session laws of Washington, for the year 1907.

In Witness Whereof, I have hereunto set my hand and affixed the official seal of my office this 5th day of April, 1911.

P. T. Lee,
Registrar of Title,
Snohomish County, Washington.

Memorial of Incumbrances, Liens and Interests on the lands in this Certificate of Title.

sheet no. 159

1-13--#2

File No: Kind: Running : Terms: Date of: Date of : Sig. of Regis-
in favor of: : Inst. : R gis. : trar.

F. W. Peaboy, Power of Attorney.

Across the face of the record appears the word "Cancelled".

Inst. No. 69

Office No. 17.

UNITED STATES OF AMERICA.
STATE OF WASHINGTON, SNOHOMISH COUNTY.

Vol. 1, Folio No. 17.

Owner's Duplicate Certificate
of Ownership.

State of Washington,) ss.
County of Snohomish.)

CERTIFICATE OF TITLE.

Vol. 1 L. R. T. page 17.

This is to certify that F. W. Peabody of Edmonds, County of Snohomish, State of Washington, is now the owner of an estate in fee simple of, and in the following described land, situated in the County of Snohomish, and State of Washington, to-wit:

Lots 23 to 32, in Block 122, Plat of the City of Edmonds.

(And other lands)

subject to the incumbrances, liens and interests noted by the memorial underwritten or indorsed thereon subject to the exceptions and qualifications mentioned in the thirtieth sections of "An Act Relating to the Registration and Confirmation of Titles of Land" in the session laws of Washington, for the year 1907.

In Witness Whereof, I have hereunto set my hand and affixed the official seal of my office this 14th day of September, 1911.

P. T. Lee by L. M. Noland,
Deputy Recorder, Registrar of Title.
Snohomish County, Washington.

Memorial of Incumbrances, Liens and Interests on the lands in this Certificate of Title.

Across the face of the record appears the word
sheet no. 170 "Cancelled".

Inst. No. 70

Office No. 6.

UNITED STATES OF AMERICA.
STATE OF WASHINGTON, SNOHOMISH COUNTY.

Vol. 1, Folio No. 6.

State of Washington,) ss.
County of Snohomish.)

Owner's Duplicate Certificate
of Ownership.

TRANSFERRED.

CERTIFICATE OF TITLE.

Vol. 1 L. R. T. page 6.

This is to certify that F. W. Peabody of Edmonds, County of Snohomish, State of Washington, is now the owner of an estate in fee simple of, and in the following described land, situated in the County of Snohomish and State of Washington, to-wit:

Lots 23 to 32, in Block 122, Plat of the City of Edmonds.

(And other lands)

subject to the incumbrances, liens and interests noted by the memorial underwritten or indorsed thereon subject to the exceptions and qualifications mentioned in the thirtieth sections of "An Act Relating to the Registration and Confirmation of Titles of Land" in the session laws of Washington, for the year 1907.

In Witness Whereof, I have hereunto set my hand and affixed the official seal of my office this 17th day of June, 1910.

P. T. Lee by L. M. Noland,
Deputy Recorder, Registrar of Title,
Snohomish County, Washington.

Memorial of Incumbrances, Liens and Interests on the lands in this
Certificate of Title.

sheet no. 171

1-6--#2

File No: Kind: Running : Terms: Date of: Date of: Sig. of Regis-
in favor of: : Inst. : Regis. : trar.

F. W. Peabody, Power of Attorney.

Across the face of the record appears the word "Cancelled".

File No: Kind: Running
In favor of: Terms: Date of: Date of: Sig. of regis-
Inst. : trar.
F. W. Peabody, Power of Attorney.

Inst. No. 71

Office No. 19.

UNITED STATES OF AMERICA.
STATE OF WASHINGTON, SNOHOMISH COUNTY.

Vol. 1. Folio No. 19.

State of Washington,) ss.
County of Snohomish.)

Owner's Duplicate Certificate
of Ownership.

CERTIFICATE OF TITLE.

vol. 1 L. R. T. page 19.

This is to certify that F. W. Peabody of Edmonds, County of
Snohomish, State of Washington, is now the owner of an estate in
fee simple of, and in the following described land, situated in the
County of Snohomish and State of Washington, to-wit:

Lots 23 to 32, in Block 122, Plat of the City of Edmonds.

(And other lands)

subject to the incumbrances, liens and interests noted by the memorial
underwritten or indorsed thereon subject to the exceptions and qual-
ifications mentioned in the thirtieth sections of "An Act Relating to
the Registration and Confirmation of Titles of Land" in the session
laws of Washington, for the year 1907.

In Witness Whereof, I have herunto set my hand and affixed the
official seal of my office this Nov. 20, 1911.

P. T. Lee,
Registrar of Title,
Snohomish County, Washington.

Memorial of incumbrances, Liens and interests on the lands in this
Certificate of Title.

File No: Kind: Running
sheet no. 173 in favor of: Terms: Date of: Date of: Sig. of regis-
Inst. : trar.

1-19--#2

F. W. Peaboy, Power of Attorney.

Across the face of the record appears the word "Cancelled".

Inst: *77*

Kittie A. Peabody—

To

F. W. Peabody , her husband .

Power of Attorney.

Dated Feb 20, 1907.

Filed Feb 21, 1907, 9.35 A.M.

Vol 4 P. of A. page 158

First Party makes , constitutes and appoints the second party her true and lawful attorney in her name, place and stead(to do among other things) to bargain, contract and agree for the purchase of lands, and also to grant, bargain, sell, convey, release, demise, lease, mortgage, lands and to release mortgages held in her name, and to sign , acknowledge, execute and deliver any deeds, contracts, covenants, agreements, mortgages which the Second Party may deem just and proper.

Ack. Feb. 20, 1907 before E.M. Allen , A Notary Public in and for the State of Washington , residing at Everett by Kittie A Peabody—

(Seal . Com. EX, Feb. 10.1911.)

(The above Power of Attorney is filed in the Register of Titles Records as a Torrence Transfer? .)

Sheet No- *175*

Inst. No. 713

Office No. 25.

UNITED STATES OF AMERICA.
STATE OF WASHINGTON, SNOHOMISH COUNTY.

Vol. 1, Folio No. 25.

State of Washington,) ss.
County of Snohomish.)

Owner's Duplicate Certificate
of Ownership.
TRANSFERRED.
CERTIFICATE OF TITLE.
vol. 1 L. R. 1. page 25.

Transfer No.-- Originally registered on the 20th day of Nov.
1911 and entered in book 1, at page 19 of register.

This is to certify that F. W. Peabody of Edmonds, County of
Snohomish, State of Washington, is now the owner of an estate in
fee simple of, and in the following described land, situated in the
County of Snohomish and State of Washington, to-wit:

Lots 23 to 32, in Block 122, Plat of City of Edmonds.

(And other lands)

subject to the incumbrances, liens and interests noted by the memoria 1
underwritten or indorsed thereon subject to the exceptions and qual-
ifications mentioned in the thirtieth sections of "An Act Relating to
the Registration and Confirmation of Titles of Land" in the session
laws of Washington, for the year 1907.

In Witness Whereof, I have hereunto set my hand and affixed the
official seal of my office this 6th day of June, 1912.

P. T. Lee,
Registrar of Title.
Snohomish County, Washington.

sheet no. Across the face of the record appears the word "Cancelled".

176

Inst. No. 74

Office No. 32

UNITED STATES OF AMERICA.
STATE OF WASHINGTON, SNOHOMISH COUNTY.

Vol. 1, Folio No. 32.

State of Washington,) ss.
County of Snohomish.)

Owner's Duplicate Certificate
of Ownership.

TRANSFERRED.

CERTIFICATE OF TITLE.

Vol. 1 L. R. T. page 32.

Transfer No.--, Originally Registered on the 6th day of June,
1912 and entered in book 1, at page 25 of register.

This is to certify that F. W. Peabody of Edmonds, County of
Snohomish, State of Washington, is now the owner of an estate in
fee simple of, and in the following described land, situated in the
County of Snohomish, and State of Washington, to-wit:

Lots 23 to 32, in Block 122, Plat of the City of Edmonds.

(And other lands)

subject to the incumbrances, liens and interests noted by the mem-
orial underwritten or indorsed thereon subject to the exceptions and
qualifications mentioned in the thirtieth sections of "An Act Relat-
ing to the Registration and Confirmation of Titles of Land" in the
session laws of Washington, for the year 1907.

In Witness Whereof, I have hereunto set my hand and affixed the
official seal of my office this 16th day of July, A. D. 1912.

P. T. Lee,
Registrar of Title,
Snohomish County, Washington.

sheet no. 177

1-32--#2

Memorial of Incumbrances, Liens and Interests on the lands in this
Certificate of Title.

File No: Kind: Running : Terms: Date of : Date of : Sig. of Regis-
in favor of: : inst. : regis. : trar.

F. W. Peabody, Power of Attorney.

Inst. No. 75

Office No. 38.

UNITED STATES OF AMERICA.
STATE OF WASHINGTON, SNOHOMISH COUNTY.

Vol. 1, Folio No. 38.

State of Washington,) ss.
County of Snohomish.)

Owner's Duplicate Certificate of
Ownership.

TRANSFERRED.
CERTIFICATE OF TITLE.

Vol. 1 L. R. T. page 38.

Transfer No.-- Originally Registered on the 16th day of July,
1912, and entered in book 1, at page 32 of register.

This is to certify that F. W. Peabody of Edmonds, County of
Snohomish, State of Washington, is now the owner of an estate in fee
simple of, and in the following described land, situated in the
County of Snohomish and State of Washington, to-wit:

Lots 23 to 32, in Block 122, Plat of the City of Edmonds.

(And other lands)

subject to the incumbrances, liens and interests noted by the mem-
orial underwritten or indorsed thereon subject to the exceptions and
qualifications mentioned in the thirtieth sections of "An Act Relat-
ing to the Registration and Confirmation of Titles of Land" in the
session laws of Washington, for the year 1907.

In Witness Whereof, I have hereunto set my hand and affixed the
official seal of my office this 11th day of December, 1912.

P. T. Lee,
Registrar of Title,
Snohomish County, Washington.

sheet no. 179

Inst. No. 76

Office No. 50

UNITED STATES OF AMERICA.
STATE OF WASHINGTON, SNOHOMISH COUNTY.

Vol. 1; Folio No. 50.

State of Washington,) ss.
County of Snohomish.)

Owner's Duplicate Certificate
of Ownership.

CERTIFICATE OF TITLE.
Vol. 1 L. R. T. page 50.

Transfer No. 38 Originally Registered on the 11th day of December, 1912 and entered in book 1, at page 38 of register.

This is to certify that F. W. Peabody of Edmonds, County of Snohomish, State of Washington, is now the owner of an estate in fee simple of, and in the following described land, situated in the County of Snohomish and State of Washington, to-wit:

Lots 23 to 32, in Block 122, Plat of the City of Edmonds.

(And other lands)

subject to the incumbrances, liens and interests noted by the memorial underwritten or indorsed thereon subject to the exceptions and qualifications mentioned in the thirtieth sections of "An Act Relating to the Registration and Confirmation of Titles of Land" in the session laws of Washington, for the year 1907.

In Witness Whereof, I have hereunto set my hand and affixed the official seal of my office this 30th day of December, 1913.

Adrian Hulbert,
Deputy Registrar of Title,
Snohomish County, Washington.

sheet no. 180

1-50--#2

Memorial of Incumbrances, Liens and Interests on the lands in this
Certificate of Title.

File No: Kind: Running : Terms: Date of : Date of : Sig. of Regis-
in favor of: : inst. : Regis. : trar.

2 Power of Attorney to F. W. Peabody General, given by Kittie A.
Peahody.

Across the face of the record appears the word "Cancelled".

Inst. No. 77

Office No. 60.

UNITED STATES OF AMERICA.
STATE OF WASHINGTON, SNOHOMISH COUNTY.

Vol. 1, Folio No. 60.

State of Washington,) ss.
County of Snohomish.)

Owner's Duplicate Certificate
of Ownership.

CERTIFICATE OF TITLE.
Vol. 1 L. R. T. page 60.

Transfer No. 50, Originally Registered on the 30 day of Dec. 1913,
and entered in book 1 at page 50 of register.

This is to certify that F. W. Peabody of Edmonds, County of
Snohomish, State of Washington is now the owner of an estate in fee
simple of, and in the following described land, situated in the
County of Snohomish and State of Washington, to-wit:

Lot 23, in Block 122, Plat of the City of Edmonds.

(And other lands)

subject to the incumbrances, liens and interests noted by the memor-
ial underwritten or indorsed thereon subject to the exceptions and
qualifications mentioned in the thirtieth sections of "An Act Relat-
ing to the Registration and Confirmation of Titles of Land" in the
session laws of Washington, for the year 1907.

In Witness Whereof, I have hereunto set my hand and affixed the
official seal of my office this 16th day of September, A. D. 1914.

Adrian Hulbert.
Deputy Registrar of Title,
Snohomish County, Washington.

sheet no. 142

1-60--#2

Memorial of Incumbrances, Liens and Interests on the lands in this
Certificate of Title.

File No: Kind: Running : Terms: Date of: Date of: Sig. of Regis-
in favor of: : inst. : Regis. : trar.

2 Power of Attorney to F. W. Peabody General, Given by Kittie A.
Peabody.

Across the face of the record appears the word "Cancelled".

sheet no. 183

Inst. No. 78

Office No. 66

UNITED STATES OF AMERICA.
STATE OF WASHINGTON, SNOHOMISH COUNTY.

Vol. 1, Folio No. 66.

State of Washington,) ss.
County of Snohomish.)

Owner's Duplicate Certificate
of Ownership.

CERTIFICATE OF TITLE.

Vol. 1 L. R. T. page 66.

Transfer No. 60, Originally Registered on the 16th day of Sept.
1914 and entered in book 1 at page 60 of register.

This is to certify that F. W. Peabody of County of Snohomish,
State of Washington, is now the owner of an estate in feesimple of,
and in the following described land, situated in the County of
Snohomish and State of Washington, to-wit:

9
Lots 16 to 38 inclusive, in Block 122, Plat of the City of
Edmonds.

(And other lands)

subject to the incumbrances, liens and interests noted by the
memorial underwritten or indorsed thereon subject to the exceptions
and qualifications mentioned in the thirtieth sections of "An Act
Relating to the Registration and Confirmation of Titles of Land"
in the session laws of Washington, for the year 1907.

In Witness Whereof, I have hereunto set my hand and affixed the
official seal of my office this 4th day of December, 1914.

Adrian Hulbert,
Registrar of Title.
Snohomish County, Washington.

sheet no. 184

1-66-#2

Memorial of Incumbrances, Liens and interests on the lands in this
Certificate of Title.

File No; Kind; running : Terms: Date of : Date of: Sig. of Regis-
in favor of: inst. : Regis. : trar.

2 Power of Attorney to F. W. Peabody General, Given by Kittie A.
Peabody.

Across the face of the record appears the word "Cancelled".

Inst. No. 79

Office No. 67

UNITED STATES OF AMERICA.
STATE OF WASHINGTON, SNOHOMISH COUNTY.

Vol. 1. Folio No. 67

State of Washington,) ss.
County of Snohomish.)

Owner's Duplicate Certificate
of Ownership.

CERTIFICATE OF TITLE.
vol. 1 L. R. T. page 67.

Transfer from No. 66, Originally Registered on the 4th day of
Dec. 1914 and entered in book 1, page 66 of register.

This is to certify that Zophar Howell, 3rd of Edmonds, County
of Snohomish, State of Washington, is now the owner of an estate in
fee simple of, and in the following described land, situated in the
County of Snohomish and State of Washington, to-wit:

Lot 23 in Block 122, Plat of the City of Edmonds, as the same
appears of record in the County Auditor's office at Everett, Sno-
homish County, Washington.

subject to the incumbrances, liens and interests noted by the memorial
underwritten or indorsed thereon subject to the exceptions and qual-
ifications mentioned in the thirtieth sections of "An Act Relating to
the Registration and Confirmation of Titles of Land" in the session
laws of Washington, for the year 1907.

In Witness Whereof, I have hereunto set my hand and affixed the
official seal of my office this 21st day of January, 1915.

Sheet no. 186

A. P. McGuinness
Deputy Registrar of Title.
Snohomish County, Washington.

Inst. No. 50

Office No. 19.

William D. Perkins & Company,
by William D. Perkins, Manager.

Notice of Appropriation of Water.

Dated Sept. 30, 1899.

to

Filed Oct. 6, 1899, 8.44 a.m.

The Public.

Vol. 14 Misc, page 38.

First party under an act of congress of the Washington Legislature relating to appropriation of water for manufacturing purposes, approved Mch. 3, 1891, claims and appropriates for the purpose of diversion the waters lying and being and flowing through Section 24, in Township 27 North of Range 3 East, Snohomish County, Washington, to the extent of 1000 cubic feet for the purpose of supplying Edmonds with water, and for manufacturing, electrical and domestic purposes.

The means to be used is a series of dams at points across the streams of water where this notice is posted, by the use of pipes, ditches and flumes.

Appended is an affidavit by William D. Perkins, over 21 years of age, to the effect that the foregoing notice was posted conspicuously and securely in said Section at a point 2500 feet from the Edmonds School House on the right bank of Shell Creek.

Subscribed and sworn to Oct. 5, 1899, before Ralph W. Edmonds a Notary Public in and for Washington, residing at Seattle.

(Seal, Com. Ex. Dec. 18, 1899).

187

The Edmonds Water Company, a corporation, by W. D. Perkins, President,
C. E. Perkins, Treasurer.

Deed.

Dated Jan. 21, 1903.

Filed Jan. 27, 1903, 8.40 a m.

Vol. 18, Misc. page 337.

Con. 58000.

To

Edmonds Spring Water Company, a corporation.

First party releases, remises and quit-claims unto second party successors and assigns, all rights, easements, and privileges property and property rights

described as; the exclusive right to lay water pipes and mains and construct and maintain water works through and under the streets and alleys in the plat of the town of Edmonds as of record, and also all rights and interest in the waters flowing over and across a tract beginning 330 feet North and 1160 feet West of the Northeast corner of of the SE $\frac{1}{4}$ of NW $\frac{1}{4}$ of Sec. 24, thence North 185 feet and 6 tenths feet, thence West 626 feet, thence South 75.6 feet, thence East 66 feet, thence South 112 feet, thence East to the place of beginning, all in Sec. 24 Twp. 27 N of R 3 E. all so all the right, title and interest in the waters of Shell Creek as it crosses lands described as beginning at a point 177 feet East and 606 feet North 26° East of the Qr. Sec. line between Sections 23 and 24 Twp. 27 N of R 3 E. W. M.

running thence North 26° E. 156 feet, thence East 811 feet, thence South 140 feet, thence West 879 feet, to the place of beginning, containing 2- $\frac{1}{2}$ acres, also all right title and interest in the waters flowing over beginning at ordinary high tide on the shore of Puget Sound at a point 330 feet North from the Southwest corner of Lot 1, thence East and parallel to the South line of said Lot 1, 80 rods, thence North 330 feet, thence West to the meander line, thence southerly along the meander line to the point of beginning, less 2- $\frac{1}{2}$ acres conveyed to D. Carney, and less right of way, all in Sec. 24 Twp. 27 N of R 3 E. containing 6.7 acres. Also all right title and interest in the waters of a certain stream known as Shell Creek described as beginning at a point 177 feet East and 762 feet North 26° East of the Qr. corner between Secs. 23 and 24 in Twp. 27 N of R 3 E. W. M. thence North 26° East 156 feet, thence East 743 feet, thence South 140 feet, thence West 811 feet to the point of beginning, containing 1- $\frac{1}{2}$ acres, more or less.

In testimony whereof the said party of the first part has caused these presents to be executed by its President, and attested by its Secretary with its corporate seal thereto affixed under and by virtue of a resolution of its Board of Trustees duly passed.

(Corporate Seal)

Ack. Jan. 22, 1903, before J. M. Potter, a Notary Public in and for Washington, residing at Seattle by said officers. (Seal, Com. Ex. Mch. 7, 1904.)
Sheet No. 188

Inst. No. 82

Office No. 157.

W. D. Perkins and C. E.
Perkins, his wife.
to
Edmonds Spring Water Company, a
corporation.

Land Contract.
Dated Jan. 21, 1903.
Filed Jan. 27, 1903, 8.41 A.M.
Vol. 18 Misc. page 341.
Con. \$1.

First party remises and releases and quit-claims unto second party, all easements, property, rights and privileges, Lots 27, 28 and 29 of Block 39; Lots 19, 20, 21, 22 and 23 in Block 37, Lots 32 and 33 in Block 73; Lots 30, 31 and 32 in Block 78 all in the City of Edmonds. Also a right to maintain a water pipe across the Northeast corner of Block 39, Southwest corner of Block 40, Northeast corner of Block 37, Southwest corner of Block 36, South half of Block 80, and across Lot 21 Block 85, also Block 86 and W 1/2 of S 1/2 of Block 73 in the City of Edmonds, said pipe line to be moved if it interferes with the construction of houses, and the right to appropriate at any point upon the land of the second party or in any public street or streams of water flowing over lands of the first party which first party may claim or have a right to use, and first party waives all rights to appropriate and use such water as the same flows over the lands of the first party in Section 24 of Twp. 27 N. of R. 3 E. W.M. excepting lots 17, 18, 19 and 20 in Block 39, Lots 21, 22, 23 and 24 in Block 40, lots 3 and 7 in Block 73, lots 38, 39 and 40 in Block 87, Lots 7 in Block 97, lots 29, 30, 31 and 32 in Block 98 of the City of Edmonds.

Ack. Jan. 21, 1903, before J. M. Potter, Notary Public in and for Washington, residing at Seattle.

(Seal, Com. Ex. Mch. 7, 1904).

189

- - - C e r t i f i c a t e - - -
- - - -

We hereby certify that the foregoing abstract of title, comprising instruments numbered one to 82 consecutively and consisting of 184 sheets, shows all instruments filed or recorded in the office of the County Auditor of Snohomish County, Washington, and all proceedings had in any Court of record holding terms in said County affecting the title to the following described real property, to-wit:

Lots twenty-one (21), twenty-two (22) and twenty-three (23) in Block one hundred twenty-two (122) of the Plat of the City of Edmonds, being a part of the Southwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 24, Township 27 North, Range 3 East W.M., situate in Snohomish County, Washington.

We further certify that there are no unsatisfied judgments entered against any grantee named in the within abstract affecting the title to said property, as shown by the Judgment Indices of the Superior Court of the State of Washington, in and for Snohomish County.

We further certify that there are no due and delinquent taxes on said premises, or unredeemed sales thereof for delinquent taxes shown by the tax rolls of the said Snohomish County in the office of the County Treasurer thereof. Except taxes for 1916, \$25.36 and for 1917 \$25.47 and interest as provided by law. Taxes for 1918 \$ 27.41

(Except any personal taxes due or to become due for the year 1919)

We do not certify as to any taxes or assessments for local improvements on said property shown by the records of the city of Edmonds.

This certificate is up to and including this sixteenth (16) day of May, nineteen hundred nineteen (1919) at eight (8) o'clock A.M.

14304

190

ANDERSON GUARANTEE ABSTRACT COMPANY.

By

Theodore Anderson

Inst. No. 83

State Bank of Edmonds, a corporation

By L. W. Lewis, President

Attest: H. V. Allen, Cashier

to

Zophar Howell 3rd. and Louise S.

Howell, husband and wife

Release

Dated May 31st 1919

Filed June 3, 1919, 4:6 P.M.

Vol. 106-247-

File No. 254981

Certifies that a mortgage made and executed by second parties to first party herein to secure the payment of \$500.00, recorded in Vol. 114 of Mortgages, page 27, mortgaging the following described lands:

Lots 21 and 22 Block 122 of the Plat of the City of Edmonds

situated in Snohomish County, Washington, is fully paid, satisfied and discharged.

(Corporate Seal)

Ack. May 31st 1919 before Edward L. Turner, Notary Public in and for Washington, residing at Edmonds by officers of above corporation, as act and deed of said corporation.

(Seal, Com. Ex. Mar. 25, 1923)

sheet no. 191

Inst. No. 84

Office No.

Zophar Howell, 3rd, and Louise
S. Howell, his wife

Mortgage.

Dated May 26, 1919

Filed June 3, 1919, 4:7 P.M.

to
The Pacific Building & Loan
Association, a corporation

Vol. 106 pg. 247

File No. 254982

This mortgage given to secure the payment of 96 equal monthly installments of \$15.17 payable on the 20th of each month, commencing with the month of June, 1919, each installment being for a payment on account of a loan of \$1000.00 as principal and \$456.32 interest thereon, as evidenced by a written contract of even date herewith.

Mortgages lands in Snohomish County, Washington, described as:

Lots 21, 22 and 23, Block 122 of the Flat of the City of Edmonds, Snohomish County, Washington.

First parties agree to pay all taxes, assessments and insurance, in case of default in the payment of the principal or interest thereon as provided in said notes, said lands may be sold according to law. Also provides for deficiency judgment.

Ack. June 2, 1919, before Edward L. Turner, Notary Public for the State of Washington, residing at Edmonds.

(Seal, Com. Ex. Mar. 25, 1923)

sheet no. 192

-- Certificate of Continuation --

We hereby certify that we have added to the foregoing abstract of title instruments numbered 83 to 84 consisting of 2 sheets, and the same shows all instruments filed or recorded in the office of the County Auditor of Snohomish County, Washington, and all proceedings had in any Court of record holding terms in said County, affecting the title to the following described real property, to-wit:

Lots twenty-one (21), twenty-two (22) and twenty-three (23) in Block one hundred twenty-two (122) of the Plat of the City of Edmonds, being a part of the Southwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 24, Township 27 North, Range 3 East W.M., situate in Snohomish County, Washington.

We further certify that there are no unsatisfied judgments entered against any grantee named in the within abstract affecting the title to the said property, as shown by the judgment indices of the Superior Court of the State of Washington, in and for Snohomish County, since May 16th 1919 at 8 o'clock A.M. to date of this certificate.

We further certify that there are no taxes coming due on said premises, or unredeemed sales thereof for delinquent taxes shown by the official tax rolls of said County in the office of the Treasurer thereof, since May 16th 1919 at 8 o'clock A.M. to date of this certificate. TAXES shown in preceding certificate are paid.

(Except any personal taxes due or to become due for the year 1919)

We do not certify as to any taxes or assessments for local improvements on said property shown by the records of the city of Edmonds.

All since the date of the last preceding certificate, to-wit: May 16th 1919 at 8 o'clock A.M.----- to and including this fourth (4) day of June, nineteen hundred nineteen (1919) at eight (8) o'clock A.M.

ANDERSON GUARANTEE ABSTRACT COMPANY

By

14363

193

Thorbon Anderson

Inst. No. 85

Office No. 356

J. E. Wilson

Affidavit

to

Filed Aug. 29, 1919, 10.10 A.M.
Vol. 186 Deeds, page 329

The Public

J. E. Wilson being first duly sworn upon his oath deposes and says:
That he is now and has been for the past eighteen years continuously a resident of the city of Edmonds, Snohomish County, Washington. That he was well acquainted with Leslie W. Tebbetts, formerly known as Leslie W. Gale, on Nov. 20, 1902, and knows of his own knowledge that said Leslie W. Tebbetts was on said date a bachelor and unmarried.

Affiant further states that he was well acquainted with Anna Taylor on May 28, 1908, and that on said date said Anna Taylor was a widow and unmarried.

Affiant further states that there are two principal plats of property in the city of Edmonds one of which is known as the plat of the "Town of Edmonds" and the other known as the plat of the "City of Edmonds". That affiant is engaged in the real estate business in said city and is familiar with the descriptions of lots and blocks shown in the two mentioned plats and that there are no similarity of the numbers of lots and blocks shown in said plats.

Subscribed and sworn to Aug. 27, 1919 before Edward L. Turner,
Notary Public in and for Washington, residing at Edmonds.

(Seal, Com. Ex. Mar. 25, 1923)

194

Inst. No. 86

Office No. 164

S. F. Street

to

Affidavit

Filed Sept. 4, 1919, 8.24 A.M.

Vol. 188 Deeds page 165

The Public

Affiant states that he is a resident of the City of Edmonds, Snohomish County, Wash., and is the scrivener who prepared and the notary who acknowledged that certain deed made and executed by Carter L. Evans and Ella Evans, his wife, in favor of Mrs. May Collins, dated Aug. 31, 1907, and of record in the office of the Auditor of Snohomish County, Wash., in Vol. 105 of deeds at page 542 and that the description in said deed is erroneous in that said deed describes the property conveyed as certain lots and block in the plat of "the town of Edmonds" when the true description should be and is the plat of "the City of Edmonds."

Affiant further sayeth that he is now and has been for many years last past engaged in the real estate business in the City of Edmonds, Snohomish County, Wash., and that the property located in said city is platted into two principal plats, to-wit, the Plat of the town of Edmonds and the Plat of the City of Edmonds and that the two plats are frequently intermingled in describing property located in said city; that said plats have no similarity in the numbering of lots and blocks and that the true location or description of any given lot or block in either plat can easily be ascertained by referring to the number of the same.

Subscribed and sworn to Sept. 3rd, 1919 before Edward L. Turner, Notary Public in and for Washington, residing at Edmonds.

(Seal, Com. Ex. Mar. 25, 1923)

195

Inst. No. *530*

Office No. 530.

REGISTRAR'S CERTIFICATE OF WITHDRAWAL.

P. T. Lee.

Dated June 6, 1919.

to

Filed June 6, 1919. 3:50 P.M.

The Public.

Vol. 163 Deeds, page 458.

This is to Certify, That Zophar Howell 3rd the owner in fee simple of the following described lands situated in the County of Snohomish, State of Washington the title to which has been heretofore registered under the laws of the State of Washington, to wit:

Lot 23, Block 122, Plat of City of Edmonds,

having heretofore filed his application for the withdrawal of the title to said lands from the registry system; Now, therefore, The title to said above described lands has been withdrawn from the effect and operation of the title registry system of the State of Washington and the owner of said land is by law authorized to contract concerning, convey, encumber or otherwise deal with the title to said lands in the same manner and to the same extent as though said title had never been registered.

P. T. Lee.

Registrar of Titles, for Snohomish County.

(S e a l)

sheet no. *196*

Inst. No. *28*

Office No. 502.

Zophar Howell, 3rd. husband
of grantee.

Warranty Deed.

Dated Sept. 13, 1919.

to

Filed Oct. 21, 1919. 8.40 A.M.

Louise S. Howell, wife of
grantor.

Vol. 187 Deeds, page 492.

Con. §1. love and affection.

First party conveys and warrants to second party lands in
Snohomish County, Washington, described as:

Lots 21, 22 and 23, Block 122 of the Plat of the City of
Edmonds.

(And other lands not affected by this abstract.)

Ack. Sept. 13, 1919 before Edward L. Turner, Notary Public
in and for Washington, residing at Edmonds, by Zophar Howell 3rd.---

(Seal. Com. Ex. March 25, 1923.)

sheet no. *197*

-- Certificate of Continuation --

We hereby certify that we have added to the foregoing abstract of title instruments numbered 85 to 48 consisting of 4 sheets, and the same shows all instruments filed or recorded in the office of the County Auditor of Snohomish County, Washington, and all proceedings had in any Court of record holding terms in said County, affecting the title to the following described real property, to-wit:

Lots twenty-one (21), twenty-two (22) and twenty-three (23) in Block one hundred twenty-two (122) of the Plat of the City of Edmonds, being a part of the Southwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 24, Township 27 North, Range 3 East W.M., situate in Snohomish County, Washington.

We further certify that there are no unsatisfied judgments entered against any grantee named in the within abstract affecting the title to the said property, as shown by the judgment indices of the Superior Court of the State of Washington, in and for Snohomish County, since June 4, 1919 at 8 o'clock A.M. to date of this certificate.

We further certify that there are no taxes coming due on said premises, or unredeemed sales thereof for delinquent taxes shown by the official tax rolls of said County in the office of the Treasurer thereof, since June 4, 1919 at 8 o'clock A.M. to date of this certificate. Except for the year 1919 are \$32.87.

(Except any personal taxes due or to become due for the year 1920)

We do not certify as to any taxes or assessments for local improvements on said property shown by the records of the city of Edmonds.

All since the date of the last preceding certificate, to-wit: June 4, 1919 at 8 o'clock A.M.----- to and including this tenth (10) day of May, nineteen hundred twenty (1920) at eight (8) o'clock A.M.

ANDERSON GUARANTEE ABSTRACT COMPANY

By

Theodor Anderson

16008

148

Inst. No. 84

The Pacific Building and Loan
Association, a corporation, W. H.
Reid, President, Attest: Walter
F. McDowell, Secretary,

to

Zopher Howell, 3rd and Louise
S. Howell, his wife

Release.

Dated May 29, 1920

Filed Jun. 1, 1920, 8.09 A.M.

File No. 271212

125-497

Certifies that a certain mortgage executed by second
parties to first party herein, to secure the payment of \$1,000.00
and interest, dated May 26, 1919, and recorded in Vol. 106 of
Mortgages, page 247, records of Snohomish County, Washington and
describes lands as:

situated in Snohomish County, Washington, is fully paid, satisfied
and discharged.

(Corporate Seal)

Ack. May 29, 1920, before Anna E. Langlow, Notary Public
in and for Washington, residing at Tacoma, in said County, by said
officers for said corporation.

(Seal, Com. Ex. Aug. 19, 1921)

sheet no. 199

Inst. No. 90

Louise S. Howell and
Zophar Howell, the 3rd.
her husband.

to

THE HOME SAVINGS AND LOAN
ASSOCIATION, a corporation.

Office No.

Mortgage.

Dated May 17, 1920.

Filed June 4, 1920. 2.55 P.M.

Vol. 129 Mtgs, page 202

File No. 271437

12

This mortgage secures the payment of Eighteen Hundred
Eighty-Five & 44/100 (\$1885.44) Dollars, payable in Ninety-six equal
monthly installments of \$19.64, beginning on June 17, 1920 and payable
on the 17th day of each month thereafter; each of these payments being
for a payment on account of a loan of \$1250. and the proportion of
\$635.44 interest thereon, which shall have accrued on the balance of
said loan remaining unpaid on the date of the last preceding install-
ment payment said last mentioned sum being the total interest for the
full time of 96 months on said loan computed upon unpaid monthly
balances.

Said debt is evidenced by a promissory note signed by the
mortgagors, dated May 17, 1920, and payable in the manner and at the
times therein set out.

This mortgage described lands as follows, to-wit:

Lots 21, 22 and 23 in Block 122, Plat of the City of Edmonds.

First party agrees to pay all taxes, assessments and insurance
charges, on default in payment of principal or interest as provided by
said note, said lands may be sold according to law.

sheet no. 200

Ack. May 17, 1920 before A. E. Pierce, Notary Public
in and for the State of Washington, residing at Seattle.

(Seal. Com. Ex. Feb. 20, 1924.)

---Certificate of Continuation---

We hereby certify that we have added to the foregoing abstract of title instruments numbered 89 to 90 consisting of 3 sheets, and the same shows all instruments filed or recorded in the office of the County Auditor of Snohomish County, Washington, and all proceedings had in any Court of record holding terms in said County, affecting the title to the following described real property, to-wit:

Lots twenty-one (21), twenty-two (22) and twenty-three (23) in Block one hundred twenty-two (122) of the Plat of the City of Edmonds, being a part of the Southwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 24, Township 27 North, Range 3 East W.M. Situate in Snohomish County, Washington.

We further certify that there are no unsatisfied judgments entered against any grantee named in the within abstract affecting the title to the said property, as shown by the judgment indices of the Superior Court of the State of Washington, in and for Snohomish County, since May 10th 1920 at 8 o'clock A.M. to date of this certificate.

We further certify that there are no taxes coming due on said premises, or unredeemed sales thereof for delinquent taxes shown by the official tax rolls of said County in the office of the Treasurer thereof, since May 10th 1920 at 8 o'clock A.M. to date of this certificate. Taxes remain the same as shown in preceding certificate.

(Except any personal taxes due or to become due for the year 1920)

We do not certify as to any taxes or assessments for local improvements on said property shown by the records of the city of Edmonds.

All since the date of the last preceding certificate, to-wit:
May 10th 1920 at 8 o'clock A.M.----- to and including this fourth (4)
day of June, nineteen hundred twenty (1920) at 2.56 P.M.

ANDERSON GUARANTEE ABSTRACT CO.

By Robert Anderson

16105

202

Inst No. 91

Office No. 347
JP

Louise S. Howell and Zophar
Howell, the 3rd, her husband

Mortgage

Dated Jan 1, 1925

Filed Jan. 7th, 1925, 12.51 P.M.

to
The Home Savings and Loan
Association, a corporation

Vol. 144 m 381

File No. 349081

This mortgage secures the payment of Twelve Hundred Fifty Dollars as evidenced by ninety six equal monthly installments of \$19.64 each beginning Feb 1st, 1925 and payable on the first day of each month thereafter; each of these aforesaid payments or installments being for a payment on account of a loan of \$1250.00 and \$635.44 interest thereon.

Mortgages lands in Snohomish County, Washington, described as:

Lots 21, 22 and 23, in Block 122 Flat of the City of Edmonds.

First parties agree to pay all taxes, assessments and insurance charges. On default in the payment of principal or interest as provided by said note said lands may be sold according to law.

Also provides for a deficiency judgment

Ack. Jan 1, 1925 before J. E. Wilson, Notary Public in and for Washington, residing at Edmonds.

(Seal, Com. Ex. Sept 18, 1925)

---Certificate of Continuation---

We hereby certify that we have added to the foregoing abstract of title instruments numbered 91 to ~~XX~~ consisting of 020 sheets, and the same shows all instruments filed or recorded in the office of the County Auditor of Snohomish County, Washington, and all proceedings had in any Court of record holding terms in said County, affecting the title to the following described real property, to-wit:

Lots twenty-one (21), twenty-two (22) and twenty-three (23) in Block one hundred twenty-two (122) of the Plat of the City of Edmonds, being a part of the Southwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 24, Township 27 North, Range 3 East W.M. Situate in Snohomish County, Washington.

We further certify that there are no unsatisfied judgments entered against any grantee named in the within abstract affecting the title to the said property, as shown by the judgment indices of the Superior Court of the State of Washington, in and for Snohomish County, since June 4th 1920 at 2.56 P.M. to date of this certificate.

We further certify that there are no taxes coming due on said premises, or unredeemed sales thereof for delinquent taxes shown by the official tax rolls of said County in the office of the Treasurer thereof, since June 4th 1920 at 2.56 P.M. to date of this certificate. Taxes shown in preceding certificate are paid.

(Except any personal taxes due or to become due for the year 1924)

We do not certify as to any taxes or assessments for local improvements on said property shown by the records of the city of Edmonds. Special statement should be had from County Treasurer and City Treasurer.

All since the date of the last preceding certificate, to-wit: June 4th 1920 at 2.56 P.M.----- to and including this seventh (7) day of January, nineteen hundred twenty-five (1925) at 12.52 P.M.

ANDERSON GUARANTEE ABSTRACT CO.

By

Theodore Anderson

21521

204

Inst. No. 92

Office No. 386

The Home Savings and Loan
Association, a corporation,
by A.E. Pierce, Secretary

Release

Dated Jan. 12, 1925

to

Filed Jan. 15, 1925, 4.16 P.M.

Louise S. Howell and Zophar

Vol. 144 Mtgs. page 418

Howel 3rd.

Cons. \$1250.00

Certifies that a mortgage executed by second parties to first
party herein, to secure the payment of \$1250.00, dated May 17, 1920,

is fully paid, satisfied and discharged.

(Corporate Seal)

Ack. Jan. 12, 1925, before Kay A. Johnson, Notary Public in and
for Washington, residing at Seattle, by said officer of above corpor-
ation as its act and deed.

(Seal, Com. Ex. Sept. 13, 1925)

Inst. No. 93

Louise S. Howell and Zophar
Howell, the 3rd, her husband
to

The Home Savings and Loan Asso-
ciation, a corporation

Mortgage

Dated Nov. 8th 1927

Filed Nov. 9th, 1927, 10.25 A.M.

Vol. 159 *mtgs pg 173*

File No. 414669

Book and page
entered by
Everett Abstract
& Title Company

This mortgage is given to secure the payment of the principal sum of Fifteen Hundred Dollars, together with interest thereon at the rate of 8 per cent. per annum, evidenced by a promissory note of even date herewith.

Mortgages lands in Snohomish County, Washington, described as:
Lots 21, 22 and 23 in Block 122 Plat of the City of Edmonds,
Snohomish County, Washington.

First parties agree to pay all taxes, assessments and insurance charges. In case of default in the payment of the principal or interest thereon as provided by said note, said lands may be sold according to law. Also provides for a personal judgment.

Ack. Nov. 8th 1927, before A.R. Jarvis, Notary Public in and for the State of Washington, residing at Seattle, Washington.

(Seal, Com. Ex. May 6, 1931)

---Certificate of Continuation---

We hereby certify that we have added to the foregoing abstract of title instruments numbered 92 to 93 consisting of 2 sheets, and the same shows all instruments filed or recorded in the office of the County Auditor of Snohomish County, Washington, and all proceedings had in any Court of record holding terms in said County, affecting the title to the following described real property, to-wit:

Lots Twenty-one (21), Twenty-two (22) and Twenty-three (23) in Block One Hundred Twenty-two (122) of the Plat of the City of Edmonds being a part of the Southwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 24, Township 27 North, Range 3 East W.M. Situate in Snohomish County, Washington.

We further certify that there are no unsatisfied judgments entered against any grantee named in the within abstract affecting the title to the said property, as shown by the judgment indices of the Superior Court of the State of Washington, in and for Snohomish County, since January 7th 1925 at 12.52 P.M. to date of this certificate.

We further certify that there are no taxes coming due on said premises, or unredeemed sales thereof for delinquent taxes shown by the official tax rolls of said County in the office of the Treasurer thereof, since January 7th 1925 at 12.52 P.M. to date of this certificate.

(Except any personal taxes due or to become due for the year 1927)

We do not certify as to any taxes or assessments for local improvements on said property shown by the records of the city of Edmonds.

All since the date of the last preceding certificate, to-wit: January 7th 1925 at 12.52 P.M. ---to and including this ninth (9) day of November, nineteen hundred twenty-seven (1927) at 10.26 A.M.

ANDERSON GUARANTEE ABSTRACT CO.

By Hedore Anderson

25342

207

Instrument No. 94

THE HOME SAVINGS AND LOAN ASSOCIATION,) File No. 414982
a Washington corporation)

to

LOUISE S. HOWELL and ZOPHAR HOWELL 3rd,
her husband

) RELEASE OF MORTGAGE

) Dated: November 14, 1927

) Filed: November 15, 1927

) Rec. Vol. 159 Mortgages, page 197

The undersigned, Louise S. Howell, hereby selects the property hereinafter described and declares the same to be a homestead under the laws of the State of Washington; that the premises herein claimed as a homestead are described as follows:

First party acknowledged full payment of a mortgage for \$1250. and interest executed in its favor by second parties, dated January 1, 1925, and recorded in the office of the Auditor of Snohomish County, Washington, on the 7th day of January, 1925, in Volume 144 of Mortgages at page 381 Auditor's File No. 249081.

(Corporate Seal attached)

THE HOME SAVINGS AND LOAN ASSOCIATION

By A.E. Pierce, Secretary

Acknowledged in the State of Washington, County of King on November 14, 1927 by officer as signed (full corporate acknowledgment) before A.R. Jarvis, Notary Public in and for the State of Washington, residing at Seattle. (Notarial Seal, commission expires May 8, 1931.)



Instrument No. 95

Louise S. Howell)

File No. 529490

DECLARATION OF HOMESTEAD

to)

Dated: ---

Filed: May 24, 1933

PUBLIC)

Rec. Vol. 264 Deeds, page 406

The undersigned, Louise S. Howell, hereby selects the property hereinafter described and declares the same to be a homestead under the laws of the State of Washington and in making such declaration declares that the undersigned claimant is the head of a family in that she is a widow and the mother of three minor daughters, who live with her, and are dependent upon her for support. That claimant is residing on said premises and intends to reside thereon and hereby claims them as a homestead; that the premises herein claimed as a homestead are described as follows:

Lots 21, 22, 23 and 24 in Block 122 Plat of
the City of Edmonds.

That the actual cash value of said premises over and above the incumbrances upon the same is \$1500.00.

Louise S. Howell

Acknowledged in the State of Washington, County of Snohomish, on October 18, 1932 by Louise S. Howell, before E. B. Hubbard, Notary Public in and for the State of Washington, residing at Edmonds.
(Notarial Seal, commission expires February 13, 1936)



Instrument No. 96

T. M. Donahoe, Liquidator and)
Receiver Home Savings and Loan)
Association,)

to)

Prudential Savings and Loan)
Association)

File No. 590331

ASSIGNMENT OF REAL ESTATE MORTGAGE

Dated: December 2, 1936

Filed: December 22, 1936

Consideration: \$730.77

Rec. Vol. 191 Mortgages, page 516

KNOW ALL MEN BY THESE PRESENTS: That the undersigned, T. M. Donahoe, Liquidator and Receiver of the Home Savings and Loan Association, party of the first part, in consideration of the sum of \$730.77 to him in hand paid by Prudential Savings and Loan Association, the party of the second part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, assign, transfer and set over unto the said party of the second part, a certain indenture of mortgage bearing date of November 8, 1927 made by Louise S. Howell and Zophar Howell III as mortgagors, and filed for record in the Auditor's office of Snohomish County, State of Washington, as Auditor's No. 414669 and duly recorded therein in Volume 159 of Mortgages at page 173, together with the promissory note thereby secured.

T. M. Donahoe, Liquidator and
Receiver Home Savings and Loan
Association

By: Henry A. Beck, Deputy Liquidator

Acknowledged in the State of Washington, County of King, on December 2, 1936 by Henry A. Beck, Deputy Liquidator of the Home Savings and Loan Association, as his free and voluntary act and deed for the uses and purposes herein mentioned, before D. H. Kribs, Notary Public in and for the State of Washington, residing at Seattle. (Notarial Seal, commission expires January 7, 1938).



- : C E R T I F I C A T E : -

STATE OF WASHINGTON,

ss.

County of Snohomish

The EVERETT ABSTRACT & TITLE COMPANY, a corporation, hereby certifies that it has added to the foregoing Abstract of Title, Instruments numbered Ninety-four (94) to Ninety-six (96) and that the same are the only Instruments which have been filed for record in the office of the Auditor of Snohomish County, Washington, since the date of the last preceding certificate hereto, to-wit: since November 9, 1927 at 10:26 A.M., affecting the title to the real property described in the caption hereof as follows, to-wit:

Lots Twenty-one (21), Twenty-two (22) and Twenty-three (23) in Block One Hundred Twenty-two (122) of the Plat of the City of Edmonds being a part of the Southwest quarter (SW $\frac{1}{4}$) of the Southwest quarter (SW $\frac{1}{4}$) of Section 24, Township 27, North Range 3 East W.M.; situate in the County of Snohomish, State of Washington.

FURTHER, that as shown by the official indices in the office of the Clerk of said Snohomish County, there are no suits pending or judgments entered in any court of record in said County, against Louise S. Howell which are a lien upon or which affect the title to the above described real property.

We do not certify as to any bankruptcy proceedings, judgments or verdicts entered in the Judgment Dockets of the United States District Court for the Western District of Washington, holding terms at Seattle, Tacoma and Bellingham.

FURTHER, that as shown by the official tax rolls in the office of the Treasurer of Snohomish County, the general taxes levied against said above described real property are fully paid up to and including those for the year 1932. The taxes for the years 1933, 1934, and 1935 are being paid under Agreement Plan #2499 dated July 6, 1937 in the principal sum of \$141.69 and interest, payable in twenty installments, two installments of which have been paid. The 1936 taxes are paid in full.

We do not certify as to any local improvement assessments levied by the Town of Edmonds.

IN WITNESS WHEREOF, said corporation has caused this certificate to be signed by its Manager and its corporate seal to be hereto affixed this Twelfth (12th) day of August, A.D. Nineteen Hundred Thirty-seven (1937) at 8:00 o'clock A.M.

EVERETT ABSTRACT & TITLE COMPANY

By

Kenneth C. Lepper
Manager



126

Louis Stowell

ABSTRACT OF TITLE

DESCRIPTION

LOTS 21, 22, AND 23 IN
BLOCK 122 OF CITY OF

EDMONDS

SNOHOMISH COUNTY, WASHINGTON

EVERETT ABSTRACT & TITLE CO.

524 CENTRAL BLDG.

EVERETT, WASHINGTON

